BLOCK 9 LOT 4
IN OR 2057/155
LAKEWOOD #2 PB 5/136

SMITH JASON L & STACY E
1552 INVERNESS RD
FERNANDINA BEACH, FL 32034

2024

00-00-31-143A-0009-0040

BUILDING CHARACTERISTICS

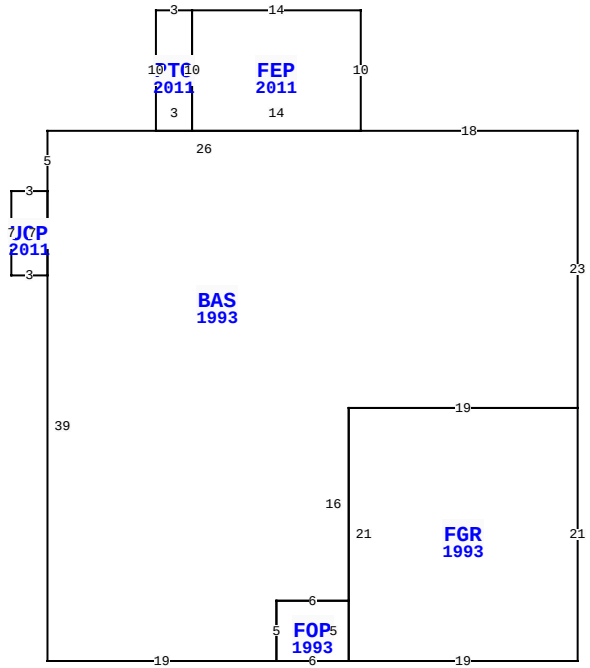
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	12	CEDAR 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	11	CLAY TILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100
Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1046.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,507	100	1,507	186,800
FEP	140	80	112	13,883
FGR	399	55	219	27,146
FOP	30	30	9	1,115
PTO	30	5	2	248
UOP	21	20	4	495
TOTALS	2,127		1,853	229,688

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	1,853	118.6878	148.36	274,911	1988	1988	0	0	0	16.45	83.55

1 SNGL FAM – 100% - 2017 Heated Area: 1507 HX Base Yr 2017



1552 INVERNESS RD, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/14/2024 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		229,688
TOTAL MARKET OB/XF VALUE		5,109
TOTAL LAND VALUE - MARKET		175,000
TOTAL MARKET VALUE		409,797
SOH/AGL Deduction		192,159
ASSESSED VALUE		217,638
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		167,638
TOTAL JUST VALUE		409,797
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		354,379

PERMIT NUM	DESCRIPTION	AMT	ISSUED
4597	NEW CONSTR	40,000	12/08/1987

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2057/0155	6/30/2016	WD	Q	I	02	220,000
GRANTOR: BOWE MARTIN C &						
GRANTEE: SMITH JASON L & STA						
0766/1232	7/26/1996	WD	Q	I		90,000
GRANTOR: JOHNSON FAYE M						
GRANTEE: BOWE MARTIN C & WEN						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W18 FEP=[YR=2011] N10 W14 PTO=[YR=2011] W3 S10 E3 N10$ S10 E14 $ W26 S5 UOP=[YR=2011] W3 S7 E3 N7$ S39 E19 FOP=[YR=1993] E6FGR=[YR=1993] E19 N21 W19 S21$ N5 W6 S5$ N5 E6 N16 E19 N23$.

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0810	CONCRETE A	0	100	10	3	30.00	SF	6.50	6.50	100	1988	1988	3	54.5	106	
2	0811	CONCRETE B	0	100	38	16	608.00	SF	5.20	5.20	100	1988	1988	3	54.5	1,723	
3	0810	CONCRETE A	0	100	10	8	80.00	SF	6.50	6.50	100	1988	1988	3	54.5	283	
4	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1988	1988	3	64	2,240	
5	0940	SHEDS/PORT	0	100	16	4	64.00	SF	18.30	18.30	100	2000	2000	3	20	234	
6	1242	WD DECK A	0	100	16	12	218.00	SF	10.00	10.00	100	2005	2005	3	24	523	

LAND DESCRIPTION

TOTAL OB/XF 5,109

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100		R-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	175,000.00	175,000.00	175,000							

REVIEW DATE 05/06/2019 BY DJA Total Acres: 0.00 Total Land Value: 175,000 Market: 0 Agricultural: 0 Common: 175,000 PRINTED 08/06/2024 BY SYS