

TOWLES JENNIFER L
304 S 17TH ST
FERNANDINA BEACH, FL 32034

00-00-31-1540-0019-0020

NASSAU COUNTY PROPERTY										PAGE 1 of 1		2					
VALUATION SUMMARY																	
VALUATION BY								STANDARD									
Tax Group: 2								Tax Dist:									
BUILDING MARKET VALUE								1,332,942									
TOTAL MARKET OB/XF VALUE								143,305									
TOTAL LAND VALUE - MARKET								791,000									
TOTAL MARKET VALUE								2,267,247									
SOH/AGL Deduction								465,015									
ASSESSED VALUE								1,802,232									
TOTAL EXEMPTION VALUE								0									
BASE TAXABLE VALUE								1,802,232									
TOTAL JUST VALUE								2,267,247									
NCON VALUE								1,476,247									
INCOME VALUE																	
PREVIOUS YEAR MKT VALUE								296,350									
PERMIT NUM				DESCRIPTION				AMT				ISSUED					
2020-0094				CO								01/05/2024					
20222211				SWIM POOL				90,000				05/12/2022					
20200094				NEW CONSTR				0				02/17/2020					
SALES DATA																	
OFF RECORD Number			DATE		TYPE INST	Q U	V I	RSN CD	SALE PRICE								
2150/1712			7/15/2016		TD	U	V	11	100								
GRANTOR: BURNS PAUL CHARLES JR																	
GRANTEE: TOWLES JENNIFER L																	
2059/1981			7/15/2016		TD	Q	V	01	275,000								
GRANTOR: BURNS JAMES THOMAS II																	
GRANTEE: TOWLES JENNIFER L																	
BUILDING NOTES																	
BUILDING DIMENSIONS																	
FUS=[YR=2024;ORIG=78,10] S10 E8 N10 E21 S25 W5 S17 W4 S6 W13 N6 W4 N17 W5 N6 W27 N26 E29 S7 \$																	
BAS=[YR=2024;ORIG=8,10] E2 E29 S56 W9 N8 W22 U29R0.2 U19L0.2 \$																	
FUS=[YR=2024;ORIG=117,3] E29 S7 S10 E8 N10 E21 S25 W5 W21 W5 N6 W21 N5 W6 N21 \$																	
FGR=[YR=2024;ORIG=-19,3] E29 S7 W2 S19 W27 N26 \$																	
FSP=[YR=2024;ORIG=76,35] E5 S17 E4 S6 E13 N6 E4 N17 E5 S31 W31 N7 N13 N11 \$																	
FOP=[YR=2024;ORIG=144,66] E31 N31 W5 S17 W4 S6 W13 N6 W4 N17 W5 S31 \$																	
FSP=[YR=2024;ORIG=8,58] E22 S8 W22 N8 \$																	
LAND ALUE		OTHER ADJUSTMENTS AND NOTES				YEAR		DENSITY		DECL		FRZ		YR		CONSRV	
791,000																	
Common: 791,000 PRINTED 08/06/2024 BY SYS																	