

W100 FT OF E130 FT OF N151.5
FT OF OUTLOT 230
IN OR 2183/1840

METCALF DANNY RAY JR & ALETHA
1826 ATLANTIC AVE
FERNANDINA BEACH, FL 32034

2024

00-00-31-1600-0230-0020



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
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	1012.00		

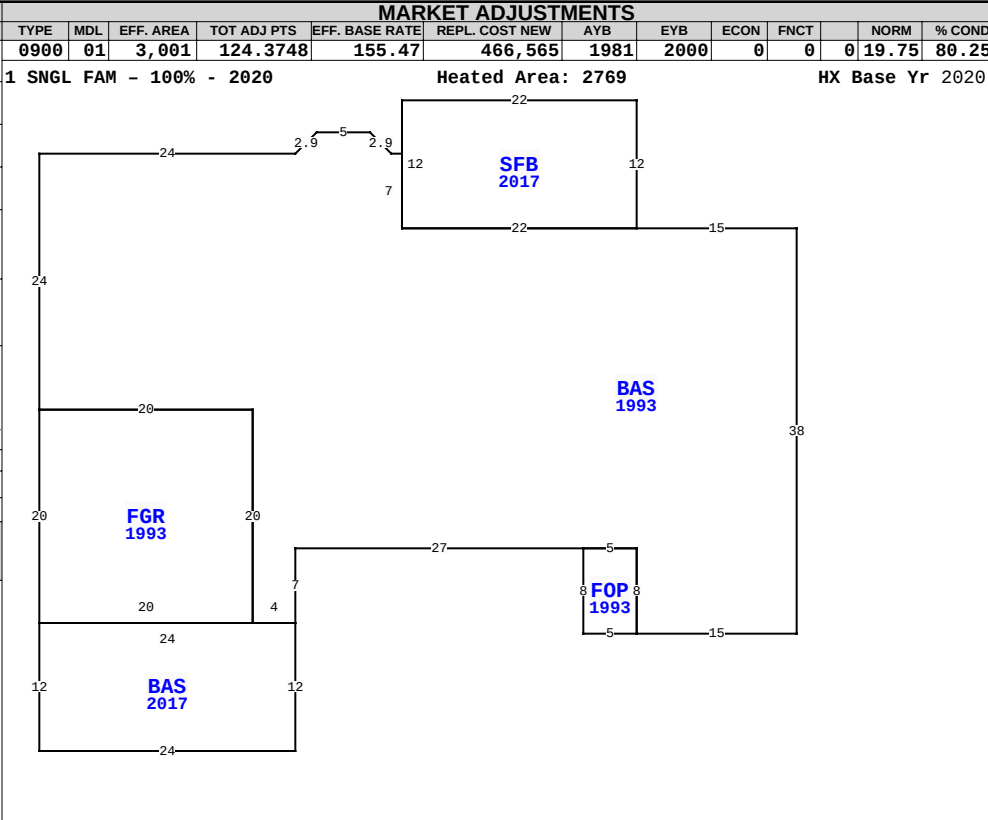
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,270	100	2,270	283,216
BAS	288	100	288	35,932
FGR	400	55	220	27,448
FOP	40	30	12	1,497
SFB	264	80	211	26,325

TOTALS	3,262		3,001	374,418
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1981
2	0810	CONCRETE A	0 100	0	0	528.00	SF	6.50	6.50	100	1981
3	0510	GARAGE WD-	0 100	24	14	336.00	SF	105.00	105.00	100	2006
4	0350	CARPORT WD	0 100	8	24	192.00	SF	13.00	13.00	100	2006
5	0462	ST/AL FNC	0 100	0	0	276.00	SF	10.00	10.00	100	2018

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100		R-1	100.00	150.00	100.00	FF	1

REVIEW DATE 05/12/2019 BY KBA



BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/27/2024
INC DATE		AG DATE	MLU

TOTAL OB/XF											
21,514											

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21,514											

Total Acres: 0.00 Total Land Value: 368,000 Market: 0 Agricultural: 0 Common: 368,000

NASSAU COUNTY PROPERTY			
PAGE 1 of 1			2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		374,418	
TOTAL MARKET OB/XF VALUE		21,514	
TOTAL LAND VALUE - MARKET		368,000	
TOTAL MARKET VALUE		763,932	
SOH/AGL Deduction		418,694	
ASSESSED VALUE		345,238	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		295,238	
TOTAL JUST VALUE		763,932	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		658,330	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20180985	REMODEL	51,400	03/22/2018
20180922	INTDEMO	1,500	03/16/2018
20101200	H/AC	5,300	07/22/2010
20061245	XFOB	3,000	04/18/2006
20041840	REPAIR/RRF	6,000	10/12/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2183/1840	3/16/2018	WD	Q	I	01	485,000
GRANTOR: HORROCKS LORRAINE P &						
GRANTEE: METCALF DANNY RAY J						
1214/1346	3/11/2004	WD	Q	I		306,500
GRANTOR: DAVIS ELIZABETH L &						
GRANTEE: HORROCKS LORRAINE P						

BUILDING NOTES						
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BUILDING DIMENSIONS						
BAS=[YR=1993] W15 SFB=[YR=2017] N12 W22 S12 E22\$ W22 N7 W1 U2 L2 W5 D2 L2 W24 S24 FGR=[YR=1993] S20 BAS=[YR=2017] S12 E24 N12 W24\$ E20 N20 W20 \$ E20 S20 E4 N7 E27 FOP=[YR=1993] S8 E5 N8 W5 \$ E5 S8 E15 N38\$.						

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