

LOT 17
IN OR 428 PG 94
SELVA VERDA SUB PB 4/49

DEAN JERRY L & KATHY J
2406 VIA DEL REY
FERNANDINA BEACH, FL 32034

2024

00-00-31-1685-0017-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 60
Interior Floo	11	CLAY TILE 40
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	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	01
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NEIGHBORHOOD/LOC	1073.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,698	100	1,698	193,009
FGR	576	55	317	36,033
FOP	10	30	3	341
PT0	18	5	1	114
PT0	18	5	1	114

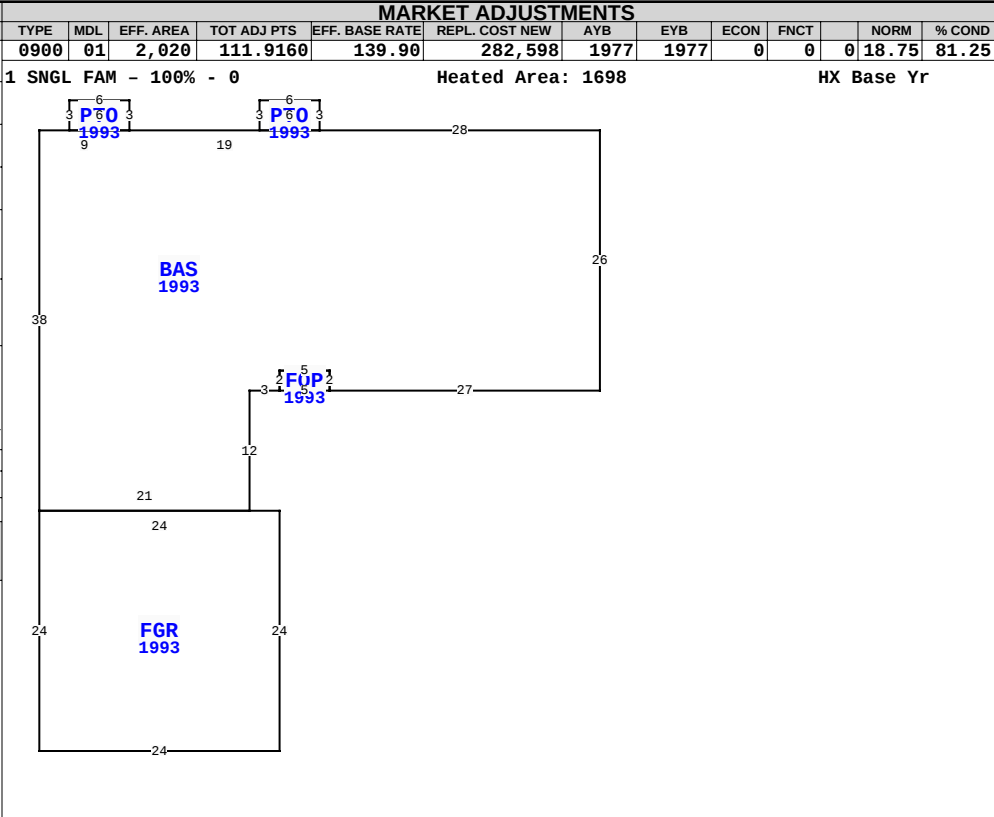
TOTALS	2,320		2,020	229,611
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EXTRA FEATURES

L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0812	CONCRETE C	0	100	0	0	1,065.00	SF	4.00	4.00	100	1977	1977	3	28	1,193	
2	0810	CONCRETE A	0	100	14	5	70.00	SF	6.50	6.50	100	1977	1977	3	28	127	
3	1242	WD DECK A	0	100	25	16	400.00	SF	10.00	10.00	100	1984	1984	3	20	800	
4	0825	BRICK	0	100	0	0	117.00	SF	12.50	12.50	100	1984	1984	3	80	1,170	
5	0801	ASPHALT A	0	100	0	0	301.00	SF	3.00	3.00	100	1993	1993	3	50	452	
6	0940	SHEDS/PORT	0	100	10	8	80.00	SF	19.50	19.50	100	2008	2008	3	35	546	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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		R1-G	0.00	0.00	1.00	LT		1.00	1.00	1.00	250,000.00	250,000.00	250,000							



2406 VIA DEL REY, FERNANDINA BEACH	BLD DATE	LGL DATE	04/12/2024	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

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1	0812	CONCRETE C	0	100	0	0	1,065.00	SF	4.00	4.00	100	1977	1977	3	28	1,193	
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TOTAL OB/XF 4,288

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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		R1-G	0.00	0.00	1.00	LT		1.00	1.00	1.00	250,000.00	250,000.00	250,000							

NASSAU COUNTY PROPERTY VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		229,611
TOTAL MARKET OB/XF VALUE		4,288
TOTAL LAND VALUE - MARKET		250,000
TOTAL MARKET VALUE		483,899
SOH/AGL Deduction		346,060
ASSESSED VALUE		137,839
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		87,839
TOTAL JUST VALUE		483,899
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		398,221

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20091060	H/AC	4,000	08/13/2009
20080759	XF0B	1,578	05/05/2008
B969580	REPAIR/RRF	5,700	02/07/1996

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0278/0125	10/01/1978	AC	U	I		9,400

GRANTOR:	
GRANTEE:	

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BUILDING NOTES

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BUILDING DIMENSIONS

BAS=[YR=1993] W28 PT0=[YR=1993] N3 W6 S3 E6 \$ W19
PT0=[YR=1993] N3 W6 S3 E6 \$ W9 S38 FGR=[YR=1993] S24 E24 N24
W24 \$ E21 N12 E3 FOP=[YR=1993] E5 N2 W5 S2 \$ N2 E5 S2 E27 N26 \$.