BLOCK 157 LOTS 11 & 12
IN OR 2342/983
CITY OF FDNA BEACH

DAVIS EDNA
2911 KYLE STREET
ANNA, TX 75409

2024

00-00-31-1800-0157-0110

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

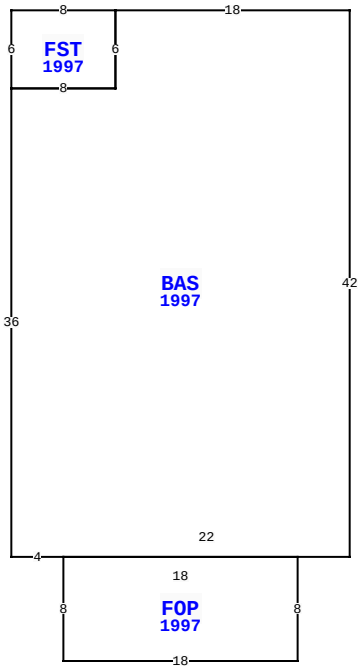
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	07	CORK/VTILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1009.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,044	100	1,044	100,899
FOP	144	30	43	4,156
FST	48	55	26	2,513
TOTALS	1,236		1,113	107,568

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,113	116.6000	110.77	123,287	1997	1997	0	0	0	12.75	87.25

1 SINGLE FAM – 0% - 0 Heated Area: 1044 HX Base Yr



BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/18/2024 MLU
INC DATE		AG DATE	

824 S 10TH ST, FERNANDINA BEACH

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	107,568
TOTAL MARKET OB/XF VALUE	3,976
TOTAL LAND VALUE - MARKET	110,000
TOTAL MARKET VALUE	221,544
SOH/AGL Deduction	28,403
ASSESSED VALUE	193,141
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	193,141
TOTAL JUST VALUE	221,544
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	206,859

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20041939	MINOR REPAIRS	3,000	10/21/2004
10409	NEW CONSTR	30,200	04/01/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2342/0983	2/19/2020	QC	U	I	11	100
GRANTOR: COLEMAN ISAIAH M (HEI						
GRANTEE: DAVIS EDNA						
0815/1299	12/05/1997	QC	U	V	01	100
GRANTOR: BURNS PAUL C						
GRANTEE: NASSAU HABITAT FOR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1997] W18 FST=[YR=1997] W8S6E8N6$ S6W8S36 E4
FOP=[YR=1997] S8 E18 N8 W18 $ E22 N42 $.

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	0	0	0	838.00	SF	6.50	6.50	100	1997	1997	3	73	3,976	

LAND DESCRIPTION

TOTAL OB/XF 3,976

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	0	0006	R-2	50.00	100.00	50.00	FF		1.00	1.00	1.00	2,200.00	2,200.00	110,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 110,000 Market: 0 Agricultural: 0 Common: 110,000 PRINTED 08/06/2024 BY SYS