BLK 231 W1/2 TRACT B OF
LOT 2 & W1/2 OF TRACT A OF
LOT 3 IN OR 944/1898

THOMPSON MARY E
331 S 12TH ST
FERNANDINA BEACH, FL 32034

2024

00-00-31-1800-0231-02B2

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 80
Exterior Wall	05	AVERAGE 20
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		1 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100
Quality	02	Quality Level 02

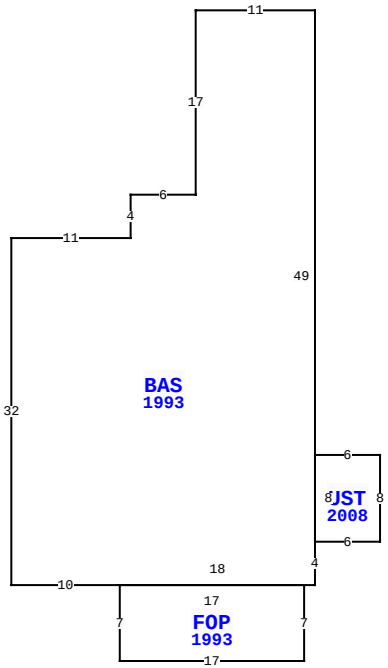
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1009.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,151	100	1,151	84,102
FOP	119	30	36	2,631
UST	48	45	22	1,608
TOTALS	1,318		1,209	88,340

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,209	94.4300	89.71	108,459	1946	1985	0	0	0	18.55	81.45

1 SINGLE FAM – 0% - 0 Heated Area: 1151 HX Base Yr



1201 ELM ST, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/18/2024 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	88,340
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	125,400
TOTAL MARKET VALUE	213,740
SOH/AGL Deduction	60,777
ASSESSED VALUE	152,963
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	152,963
TOTAL JUST VALUE	213,740
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	198,382

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0944/1898	8/15/2000	WD	U	I		36,000

GRANTOR: MIDDLETON JOHNNIE E &

GRANTEE: THOMPSON GEORGE E &

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W11 S17 W6 S4 W11 S32 E10 FOP=[YR=1993] S7 E17 N7W17$ E18 N4 UST=[YR=2008] E6N8W6S8$N49$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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		R-2	50.00	142.00	50.00	FF		1.00	1.00	1.14	2,200.00	2,508.00	125,400							

REVIEW DATE 05/30/2019 BY DJA Total Acres: 0.00 Total Land Value: 125,400 Market: 0 Agricultural: 0 Common: 125,400 PRINTED 08/06/2024 BY SYS