BLK 231 E1/2 TRACT C OF
LOT 2 & E1/2 OF TRACT D OF
LOT 3 IN OR 595/358

RICHO TRAVIS J
467 AUBURN OAKS RD E
JACKSONVILLE, FL 32218

2024

00-00-31-1800-0231-02C1

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

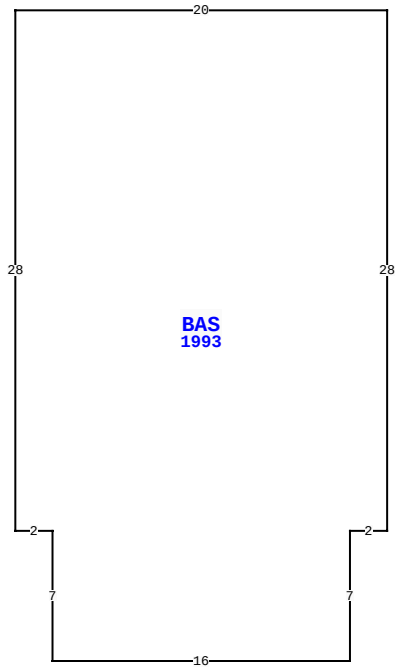
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	02	WINDOW 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		1 100
Frame	02	WOOD FRAME 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	672	100	672	51,502
TOTALS	672		672	51,502

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	672	96.9000	92.06	61,864	1952	1985	0	0	0	16.75	83.25

1 SINGLE FAM – 0% - 2023 Heated Area: 672 HX Base Yr



1215 ELM ST, FERNANDINA BEACH

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

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	51,502
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	125,400
TOTAL MARKET VALUE	176,902
SOH/AGL Deduction	0
ASSESSED VALUE	176,902
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	176,902
TOTAL JUST VALUE	176,902
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	163,070

PERMIT NUM	DESCRIPTION	AMT	ISSUED
5436	REMODEL	10,500	06/23/1989

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2589/1423	8/16/2022	QC	U	I	11	100
GRANTOR: RICHO BETTY LEWIS						
GRANTEE: RICHO TRAVIS J						
2576/1385	7/11/2022	FJ	U	I	11	0
GRANTOR: LEWIS MCKINLEY EST						
GRANTEE: RICHO BETTY LEWIS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W20 S28 E2 S7 E16 N7 E2 N28$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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		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