BLK 231 E1/2 TRACT B OF LOT 2
& E1/2 OF TRACT A OF LOT 3
CITY OF FDNA BEACH

ARTHUR YSA
1207 ELM STREET
FERNANDINA BEACH, FL 32034

2024

00-00-31-1800-0231-03A1

BUILDING CHARACTERISTICS

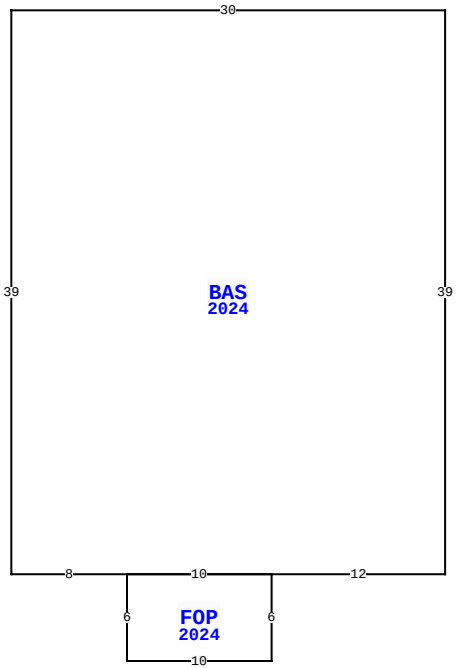
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Interior KITCH	NEW	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
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	1,170	100	1,170	176,729
FOP	60	30	18	2,719
TOTALS	1,230		1,188	179,447

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	1,188	120.8400	151.05	179,447	2023	2023	0	0	0	0.00	100.00

1 SNGL FAM – 100% - 2024 Heated Area: 1170 HX Base Yr 2024



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

1207 ELM ST, FERNANDINA BEACH

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

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		179,447
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		125,400
TOTAL MARKET VALUE		304,847
SOH/AGL Deduction		0
ASSESSED VALUE		304,847
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		254,847
TOTAL JUST VALUE		304,847
NCON VALUE		179,447
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		114,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2022-2241			05/31/2023
20222241	NEW CONSTR	0	06/30/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2650/1065	6/28/2023	WD	U	I	17	375,000
GRANTOR: NASSAU COUNTY HABITAT						
GRANTEE: ARTHUR YSA						
2129/1673	6/28/2017	WD	Q	I	02	33,000
GRANTOR: RICHO-JACKSON AMBLER						
GRANTEE: NASSAU COUNTY HABIT						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=80,10] W30 S39 E8 E10 E12 N39 $
FOP=[YR=2024;ORIG=58,49] E10 S6 W10 N6 $
.

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	100		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 01/30/2024 BY DJ Total Acres: 0.00 Total Land Value: 125,400 Market: 0 Agricultural: 0 Common: 125,400 PRINTED 08/06/2024 BY SYS