

YOUNG CLARK
777 ST ANDREWS DRIVE
MACON, GA 31210

2024



BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION		
Exterior Wall	16	WD FR STUC 100		
Roof Structur	03	GABLE/HIP 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floo	11	CLAY TILE 100		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		2 100		
Bathrooms		2.5 100		
Frame	02	WOOD FRAME 100		
Stories	1.	1. 100		
Units		0 100		
Occupancy	00	NONE 100		
Quality	06	Quality Level 06		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA 10		
NEIGHBORHOOD/LOC	10001.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,567	100	2,567	863,678
FGR	692	55	381	128,189
FOP	24	30	7	2,355
UOP	84	20	17	5,720
TOTALS	3,367		2,972	999,942

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	12	2,972	231.2400	346.86	1,030,868	1989	2017	0	0	3.00	97.00

1 SFR CUST - 0% - 2024 Heated Area: 2567 HX Base Yr

NASSAU COUNTY PROPERTY

VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group:	5		
Tax Dist:			
BUILDING MARKET VALUE	999,942		
TOTAL MARKET OB/XF VALUE	10,083		
TOTAL LAND VALUE - MARKET	650,000		
TOTAL MARKET VALUE	1,660,025		
SOH/AGL Deduction	0		
ASSESSED VALUE	1,660,025		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	1,660,025		
TOTAL JUST VALUE	1,660,025		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	1,565,333		

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	0504	FP-ELECTRI	0	0	0	1.00	UT	2,000.00	2,000.00	100	1989	1989	3	66	1,320	
2	0812	CONCRETE C	0	0	0	3,021.00	SF	4.00	4.00	100	1989	1989	3	57	6,888	
3	1242	WD DECK A	0	0	0	255.00	SF	10.00	10.00	100	1989	1989	3	20	510	
4	0850	PEBBLE WLK	0	0	0	284.00	SF	3.50	3.50	100	1989	1989	3	57	567	
5	0445	BOX FNC 5'	0	0	0	12.00	LF	8.10	8.10	100	1989	1989	3	20	19	
6	1125	CB/STC 6"	0	0	0	186.00	SF	7.35	7.35	100	1989	1989	3	57	779	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000140	C	SFR GOLF A	0		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	650,000.00	650,000.00	650,000							

87 OYSTER CATCHER CT, FERNANDINA BEACH

BLD DATE		LGL DATE	05/07/2024
XF DATE		LAND DATE	
INC DATE		AG DATE	

MLU

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W6 N18 W16 S18 W12 N5 W15 S5 W6 S14 W9
FGR=[YR=1993] W8 S37 E24 N27 W4 S3 W12 N13 \$ S13 E12 N3 E4S13
E12 UOP=[YR=1993] S6 E14 N6 W3 FOP=[YR=1993] N3 W8 S3 E8 \$
W11 \$ E3 N3 E8 S3 E7 S9 E16 N9 E2 N5 E2 N7 W2 N25 \$.

REVIEW DATE

05/12/2019

BY

KBA

Total Acres: 0.00

Total Land Value: 650,000

Market: 0

Agricultural: 0

Common: 650,000

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