

PT GOVT LOT 20 OF SEC 9-3N-29E
PBK 0/40 IN OR 2721/1782 &
PT IN ABND R/W IN DBK 245/237

WALLEY CASEE S & CHRISTOPHER E/HALE CLIFFORD ANDRE
733 EAST WACONA DR
WAYCROSS, GA 31501

2024

09-3N-29-0000-0010-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	01	FLAT 100
Roof Cover	04	BUILT-UP 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	12	HARDWOOD 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		4 100
Frame	03	MASONRY 100
Stories	2.	2. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100

Quality 03 Quality Level 03

DOR CODE 0800MULTI-FAMILY

MAP NUM MKT AREA 01

NEIGHBORHOOD/LOC 1041.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
APT	464	100	464	48,766
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HXB	1,690	100	1,690	177,620
HXG	638	55	351	36,891
HXP	124	30	37	3,889
HXP	308	30	92	9,669
HXP	308	30	92	9,669
UOP	128	20	26	2,732

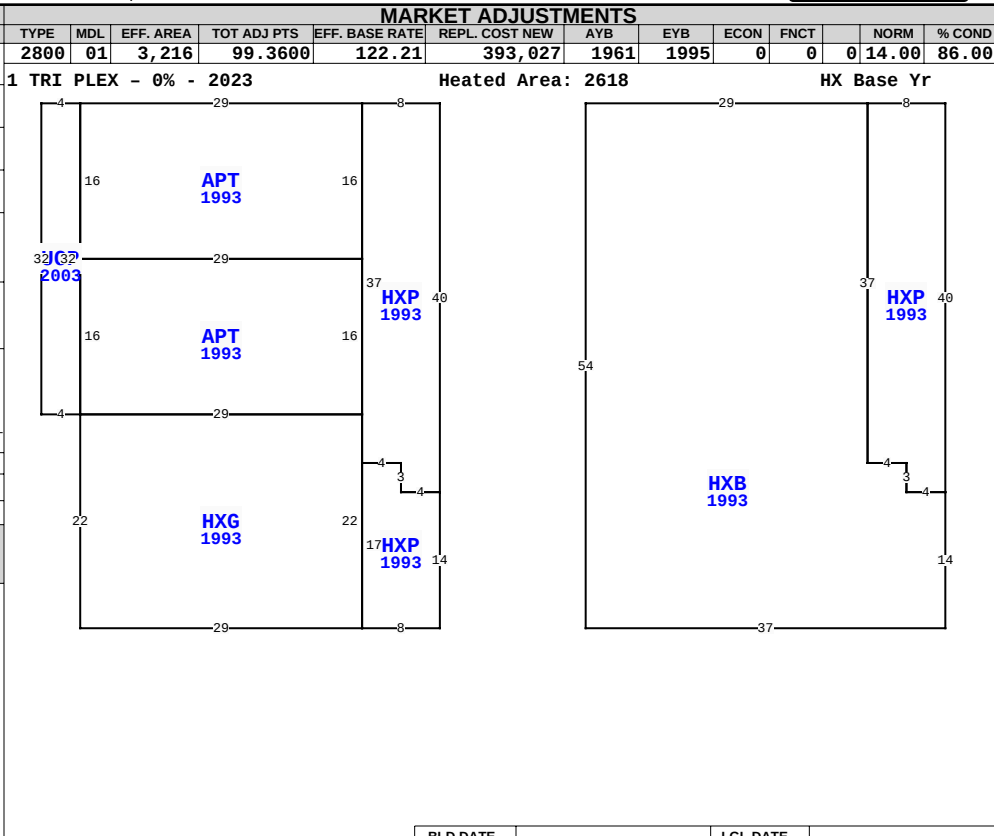
TOTALS 4,124 3,216 338,003

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	0810	CONCRETE A	0	0	20	34	680.00	SF	6.50	6.50	100	1961	1961	3	20	884	
2	0810	CONCRETE A	0	0	10	6	60.00	SF	6.50	6.50	100	1961	1961	3	20	78	
3	0810	CONCRETE A	0	0	0	0	158.00	SF	6.50	6.50	100	1961	1961	3	20	205	
4	0810	CONCRETE A	0	0	0	0	340.00	SF	6.50	6.50	100	1983	1983	3	41	906	
5	1241	WD DECK G	0	0	10	37	370.00	UT	17.25	17.25	100	1998	1998	3	26	1,659	
6	0810	CONCRETE A	0	0	60	2	120.00	SF	6.50	6.50	100	1961	1961	3	20	156	

LAND DESCRIPTION			TOTAL OB/XF 3,888														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE
1	000800	C	MULTI-FAM	0		R-2	50.00	100.00	50.00	FF		1.00	1.00	1.00	7,000.00	7,000.00	350,000

REVIEW DATE 06/17/2019 BY DJX



1126 N FLETCHER AVE AB&C, FERNANDINA BEACH

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	05/22/2024	MLU
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TOTAL OB/XF													3,888	
R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE		
	R-2	50.00	100.00	50.00	FF		1.00	1.00	1.00	7,000.00	7,000.00	350,000.00		

Total Acres: 0.00 Total Land Value: 350,000 Market: 0 Agricultural: 0 Common: 350,000

NASSAU COUNTY PROPERTY

VALUATION SUMMARY		STANDARD
VALUATION BY	Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE		338,003
TOTAL MARKET OB/XF VALUE		3,888
TOTAL LAND VALUE - MARKET		350,000
TOTAL MARKET VALUE		691,891
SOH/AGL Deduction		61,303
ASSESSED VALUE		630,588
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		630,588
TOTAL JUST VALUE		691,891
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		573,262

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20131472	ROOF	2,174	06/25/2013
20070038	OTHER	2,500	01/09/2007
20040280	REMODEL	3,000	02/18/2004
8055	REPAIR/RRF	3,500	12/22/1993

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2721/1782	6/28/2024	WD	Q	I	01	850,000

GRANTOR: 1126 NORTH FLETCHER A

GRANTEE: WALLEY CASEE S & CH

2589/0376 9/07/2022 WD Q I 02 765,000

GRANTOR: WHITLEY HAL C & PATRI

GRANTEE: 1126 NORTH FLETCHER

BUILDING NOTES

BUILDING DIMENSIONS

HXP=[YR=1993] W8 APT=[YR=1993] W29 UOP=[YR=2003] W4 S32 E4
HXG=[YR=1993] S22 E29 HXP=[YR=1993] E8 N14 W4 N3 W4 S17 \$
N22 APT=[YR=1993] N16 W29 S16 E29\$ W29\$N32\$ S16 E29 N16\$ S37
E4 S3 E4 N40\$ PTR= E15 HXB=[YR=1993] E29 HXP=[YR=1993] E8
S40 W4 N3 W4 N37 \$ S37 E4 S3 E4 S14 W37 N54 \$ W15 \$.

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