

UNIT 5F &
 F/K/A CARPORT UNIT I-88& II-21
 N/K/A PARKING UNIT I-88& II-21

J B G LLC
 P O BOX 370
 DOUGLAS, GA 31534-0370

2025

00-00-31-1030-005F-0000

ELEMENT		CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
Floor			5	100	10	30000		1,130			1974	1974	100	100	0	
Recreation	POOL		POOL	100	1											
Location	INTERIOR		INTERIOR	100												
View Lump Sum	OCEAN		OCEAN	100												
Desirable	5TH FLOOR		5TH FLOOR	100												
Balcony	FOP/PATIO		FOP/PATIO	100												
Parking	OPEN SPC		2 OPEN SPC	100												
Bedrooms			2	100												
Bathrooms			2	100												
Oth Rooms			2	100												
1 CONDO - 0% - 0																
HX Base Yr																
Quality	03	Quality Level 03														
DOR CODE	0400	CONDOMINIUM														
MAP NUM		MKT AREA	01													
NEIGHBORHOOD/LOC	1065.00															
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE											
TOTALS	1,130			1,130												

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		554,800
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		0
TOTAL MARKET VALUE		554,800
SOH/AGL Deduction		40,340
ASSESSED VALUE		514,460
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		514,460
TOTAL JUST VALUE		554,800
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		552,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2024-0719	COMPLETE REMODEL	60,000	01/10/2025
20090585	H/AC	5,400	05/12/2009

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1201/1933	1/15/2004	WD	Q	I	06	100
GRANTOR: WILLIAMS ROSELYN						
GRANTEE: J B G LLC						
0241/0561	4/01/1977	UD	U	I		37,000
GRANTOR:						
GRANTEE:						

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
3350 S FLETCHER AV 5F, FERNANDINA BEACH																
BLD DATE																
XF DATE																
INC DATE																
LGL DATE																
LAND DATE																
AG DATE																
TOTAL OB/XF 0																

BUILDING NOTES																

BUILDING DIMENSIONS																

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