

JORJ INC
PO BOX 15163
FERNANDINA BEACH, FL 32035

00-00-31-134B-0269-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall16WD FR STUC 50

Exterior Wall17CB STUCCO 50

RooF Structur03GABLE/HIP 100

Roof Cover12MODULAR MT 100

Interior Wall05DRYWALL 100

Interior Floo11CLAY TILE 50

Interior Floor14CARPET 50

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms3 100

Bathrooms2 100

Frame Stories Units03MASONRY 100
2. 100
0 100

BUD8 Adjustme Occupancy02DIST FB 100
00NONE 100

Quality03Quality Level 03

DOR CODE0800MULTI-FAMILY

MAP NUMMKT AREA01

NEIGHBORHOOD/LOC1041.0100

AREATYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

APT8161001993816116,939

FOP2643020247911,322

HXB8841001993884126,684

HXP34030199310214,617

TOTALS2,3041,881269,561

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONEFNCTNORM% COND

2700011,881113.6800150.06282,26319772015004.5095.50

1 DUPLEX - 0% - 0Heated Area: 1700HX Base Yr

24342424

1111FOP2024

2626HXB1993

1010HXP1993

NASSAU COUNTY PROPERTY

PAGE 1 of 12

VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUETOTAL MARKET OB/XF VALUETOTAL LAND VALUE - MARKETTOTAL MARKET VALUESOH/AGL DeductionASSESSED VALUETOTAL EXEMPTION VALUEBASE TAXABLE VALUETOTAL JUST VALUENCON VALUEINCOME VALUEPREVIOUS YEAR MKT VALUE

269,5613,280265,000537,84178,838459,0030459,003537,8410524,963

PERMIT NUMDESCRIPTIONAMTISSUED

20222375REMODEL73,50009/22/2022

7420REPAIR/RRF1,17011/09/1992

7403REMODEL11,86210/28/1992

SALES DATA

OFF RECORD NumberDATETYPEINSTQ / U / V / I / RSN CD SALE PRICE

0877/12134/06/1999WDUUI09600,000

GRANTOR: PHILCOX CHRISTOPHER J

GRANTEE: JORJ INC

0627/00655/24/1991WDQUI75,500

GRANTOR: ROBERTS DONALD W

GRANTEE: PHILCOX CHRISTOPHER

BUILDING NOTES

BUILDING DIMENSIONS

HXB=[YR=1993;ORIG=15,0] E24 E10 S26 W34 N26 \$
APT=[YR=1993;ORIG=0,0] W34 S24 E34 N24 \$
HXP=[YR=1993;ORIG=49,26] S10 W34 N10 E34 \$
PTR=[ORIG=0,0] E15 W15 \$
FOP=[YR=2024;ORIG=15,-11] E24 S11 W24 N11 \$

EXTRA FEATURES

830 TARPON AVE U&D, FERNANDINA BEACH

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10810CONCRETE A00589522.00SF6.506.50100199019903571,934

21242WD DECK A001219228.00SF10.0010.0010019931993320456

31241WD DECK G0015451.00UT11.5011.5010019931993320117

41241WD DECK G0000224.00UT17.2517.2510019931993320773

TOTAL OB/XF3,280

LAND DESCRIPTION

L NUSE CODECLS LAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHT FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000800CMULTI-FAMILY0R-250.00100.0050.00FF1.001.001.005,300.005,300.00265,000

REVIEW DATE12/06/2023BYTWTotal Acres: 0.00Total Land Value: 265,000Market: 0Agricultural: 0Common: 265,000PRINTED 07/30/2025 BY SYS