BLOCK J LOT E1/2 OF 7
IN OR 2220/685
ATLANTIC HIGHLANDS SUB

BECKER AMANDA S
233 E 8TH AVE
CONSHOHOCKEN, PA 19428

2026

00-00-31-1060-000J-0071

BUILDING CHARACTERISTICS

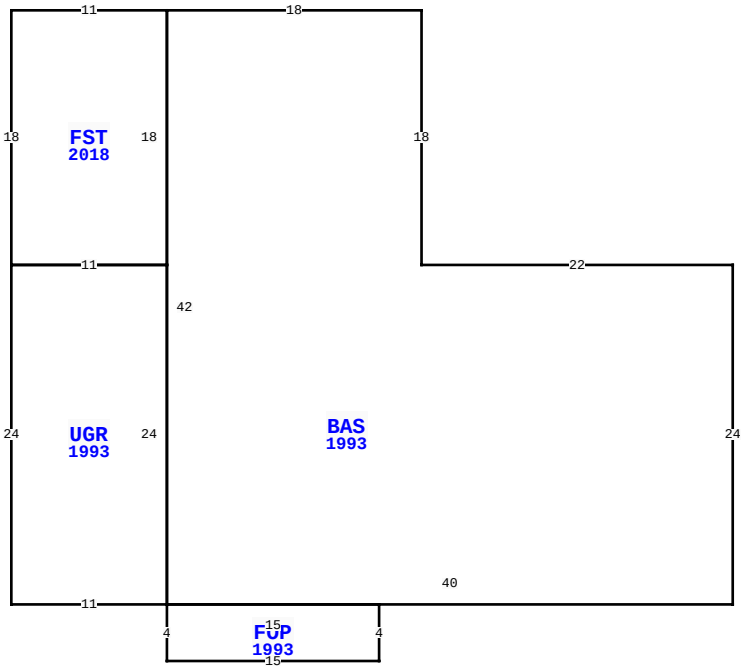
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100
Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1007.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,284	100	1993	1,284	156,025
FOP	60	30	1993	18	2,187
FST	198	55	2018	109	13,245
UGR	264	45	1993	119	14,460
TOTALS	1,806			1,530	185,917

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,530	127.8774	134.27	205,433	1960	2005	0	0	0	9.50	90.50

1 SINGLE FAM 0% - 0 Heated Area: 1284 HX Base Yr



1627 ALACHUA ST, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/09/2025 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	185,917
TOTAL MARKET OB/XF VALUE	480
TOTAL LAND VALUE - MARKET	300,000
TOTAL MARKET VALUE	486,397
SOH/AGL Deduction	109,624
ASSESSED VALUE	376,773
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	376,773
TOTAL JUST VALUE	486,397
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	425,259

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20102183	H/AC	1,000	12/27/2010
20033784	REPAIR/RRF	4,000	09/05/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2220/0685	8/31/2018	WD	Q	I	01	285,000
GRANTOR: HACKNEY ELIZABETH						
GRANTEE: BECKER AMANDA S						
0630/1080	7/11/1991	WD	U	I		67,900
GRANTOR: SPENCER DORENDA						
GRANTEE: HACKNEY CHRIS & E M						

BUILDING NOTES

EXTRA FEATURES

LN	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
3	0940	SHEDS/PORT	0	0	8	10	80.00	SF	30.00	30.00	100	1985	1985	3	20	480	

BUILDING DIMENSIONS

BAS=[YR=1993] W22 N18 W18 FST=[YR=2018] W11 S18
UGR=[YR=1993] S24 E11 N24W11 $ E11N18$ S42 FOP=[YR=1993] S4
E15 N4W15$ E40 N24$.

LAND DESCRIPTION

TOTAL OB/XF 480

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	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	RES	0	0006	R-1	67.00	137.00	1.00	LT		1.00	1.00	1.00	300,000.00	300,000.00	300,000							

REVIEW DATE 01/01/2023 BY CD Total Acres: 0.00 Total Land Value: 300,000 Market: 0 Agricultural: 0 Common: 300,000 PRINTED 07/09/2026 BY SYS