LOT 3
IN OR 2201/577
SURF UNIT TWO-REPLAT PBK 8/269

MALONE-HARRISON BEVERLY B &/HARRISON SCOTTY L
3222 ALLEN CIR
LOGANVILLE, GA 30052

2026

00-00-31-1742-0003-0000

BUILDING CHARACTERISTICS

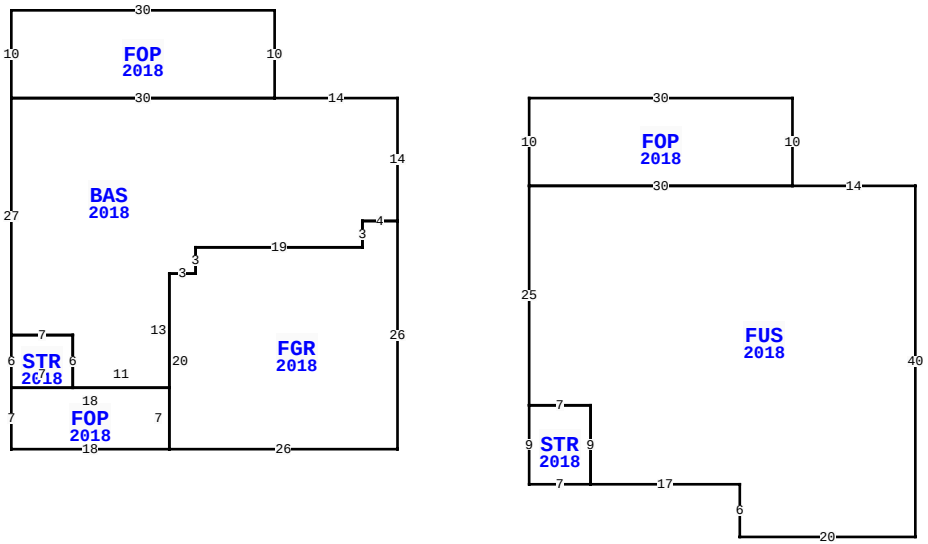
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 50
Exterior Wall	16	WD FR STUC 50
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1044.100	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	991	100	2018	991	172,487
FGR	601	55	2018	331	57,612
FOP	126	30	2018	38	6,614
FOP	300	30	2018	90	15,665
FOP	300	30	2018	90	15,665
FUS	1,553	100	2018	1,553	270,305
STR	42	10	2018	4	697
STR	63	10	2018	6	1,044
TOTALS	3,976			3,103	540,088

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0500	01	3,103	108.3760	179.90	558,230	2018	2018	0	0	0	3.25	96.75

1 SFR CUST 0% - 0 Heated Area: 2544 HX Base Yr



3267 S FLETCHER AV, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/27/2026 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	540,088
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	385,000
TOTAL MARKET VALUE	925,088
SOH/AGL Deduction	0
ASSESSED VALUE	925,088
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	925,088
TOTAL JUST VALUE	925,088
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	871,993

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20172912	CO ISSUED	0	05/31/2018
20172912	NEW CONSTR	332,513	09/25/2017

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2201/0577	5/30/2018	WD	Q	I	01	690,200

GRANTOR: RIVERSIDE HOMES OF NO
GRANTEE: HARRISON BEVERLY B

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2018] W14 FOP=[YR=2018] N10 W30 S10 E30$ W30 S27 STR=[YR=2018] S6 FOP=[YR=2018] S7 E18 FGR=[YR=2018] E26 N26 W4 S3 W19 S3 W3 S20$ N7 W18$ E7 N6 W7$ E7 S6 E11 N13 E3 N3 E19 N3 E4 N14$ PTR=E15 FOP=[YR=2018] E30 S10 FUS=[YR=2018] E14 S40 W20 N6 W17 STR=[YR=2018] W7 N9 E7 S9$ N9 W7 N25 E30$ W30 N10$ W15$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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		R-3	0.00	0.00	1.00	LT		1.00	1.00	1.00	385,000.00	385,000.00	385,000							

REVIEW DATE 04/03/2024 BY KBA Total Acres: 0.00 Total Land Value: 385,000 Market: 0 Agricultural: 0 Common: 385,000 PRINTED 07/09/2026 BY SYS