

LOT 344-A
IN OR 561 PG 302
WINDWARD DUPLEXES OR 551/150

MARITAL TRUST/BENNETT BETSY P TRUSTEE ET AL
13 PAR DRIVE
JESUP, GA 31546

2026

00-00-31-179D-344A-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	07	SPECIAL 100
Stories	2.5	2.5 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	01
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NEIGHBORHOOD/LOC	1092.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	72	100	1993	72	8,325
FCP	481	25	1993	120	13,876
FOP	60	30	1993	18	2,081
FST	171	55	1993	94	10,870
FUS	439	100	1993	439	50,761
FUS	944	100	1993	944	109,155

TOTALS	2,167			1,687	195,068
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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	0416	DUNEWALKS	0	0	1	292	292.00	SF	15.00	15.00	100	1988	1988	3	20	876	
4	1242	WD DECK A	0	0	5	11	55.00	SF	10.00	10.00	100	1988	1988	3	20	110	
5	1242	WD DECK A	0	0	2	28	56.00	SF	10.00	10.00	100	1988	1988	3	20	112	
6	1241	WD DECK G	0	0	1	292	292.00	UT	11.50	11.50	100	1988	1988	3	20	672	
7	1242	WD DECK A	0	0	11	14	154.00	SF	10.00	10.00	100	1988	1988	3	20	308	
8	1241	WD DECK G	0	0	8	13	104.00	UT	15.53	15.53	100	1988	1988	3	20	323	

LAND DESCRIPTION

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	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000120	C	RES OCEAN	0	0006	R-3	30.00	200.00	30.63	FF		1.00	1.00	1.00	21,000.00	21,000.00	643,230							

MARKET ADJUSTMENTS														HEATED AREA: 1455		HX Base Yr	
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND					
0320	01	1,687	128.8000	135.24	228,150	1988	1995	0	0	0	14.50	85.50					
1 TOWNHOUSE 0% - 0																	

344 S FLETCHER AVE	A, FERNANDINA BEACH	BLD DATE		LGL DATE		03/11/2025	DC
		XF DATE		LAND DATE			
		INC DATE		AG DATE			

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TOTAL OB/XF

2,401																	
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NASSAU COUNTY PROPERTY

VALUATION SUMMARY		PAGE 1 of 1	2
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		195,068	
TOTAL MARKET OB/XF VALUE		2,401	
TOTAL LAND VALUE - MARKET		643,230	
TOTAL MARKET VALUE		840,699	
SOH/AGL Deduction		106,017	
ASSESSED VALUE		734,682	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		734,682	
TOTAL JUST VALUE		840,699	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		854,306	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20110568	REPAIR/RRF	2,000	04/15/2011
10398	REPAIR/RRF	800	03/26/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2248/1440	12/17/2018	WD	U	I	11	100

GRANTOR: BENNETT STETSON FLEMI						
GRANTEE: MARITAL TRUST OF ST						
2248/1438	12/17/2018	QC	U	I	11	100
GRANTOR: BENNETT BETSY EXECUTO						
GRANTEE: STETSON FLEMING BEN						

BUILDING NOTES

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BUILDING DIMENSIONS

FUS=[YR=1993] W13 S10 W9 S37 E10 FOP=[YR=1993] S5 E12 N5
W12 \$ E12 N47 \$ PTR= E15 FUS=[YR=1993] E17 S22 W4 S5 W13 N27
\$ W15 \$ PTR= W40 FST=[YR=1993] W9 FCP=[YR=1993] N10 W13 S37
E13 BAS=[YR=1993] E9 N8 W9 S8 \$ N27 \$ S19 E9 N19 \$ E40 \$.