

Property Information		Request Information		Update Information
File#:	24-2205060	Requested Date:	08/16/2024	Update Requested:
Owner:	WGH Florida LLC	Branch:		Requested By:
Address 1:	744 Camp Francis Johnson Road	Date Completed:		Update Completed:
Address 2:		# of Jurisdiction(s):		
City, State Zip:	Orange Park, FL 32065	# of Parcel(s):	1	

Notes

CODE VIOLATIONS Per Clay County Department of Zoning there are no Code Violation cases on this property.

Collector: Clay County
Payable Address: 477 Houston Street Green Cove Springs, FL 32043
Business# 904-269-6300

PERMITS Per Clay County Building Department there is an Open Permit on this property.

Permit# ROOF0724-01933
Permit Type: Roofing Permit

Collector: Clay County
Payable Address: 477 Houston Street Green Cove Springs, FL 32043
Business# 904-269-6300

SPECIAL ASSESSMENTS Per Clay County Department of Finance there are no Special Assessments/liens on the property.

Collector: Clay County
Payable Address: PO Box 218 Green Cove Springs, FL 32043
Business# (904) 269-6320

UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED.

DEMOLITION NO

UTILITIES Water & Sewer
Account #: N/A
Payment Status: N/A
Status: Pvt & Non-Lienable
Amount: N/A
Good Thru: N/A
Account Active: Yes
Collector: Clay County Utility Authority
Payable: 3176 Old Jennings Rd, Middleburg, FL 32068
Business # 904-272-5999

UNABLE TO PROVIDE INFORMATION TO THIRD PARTIES. HOMEOWNERS AUTHORIZATION REQUIRED.

Garbage:
Garbage bills are included in the Real Estate Property taxes.

Clay County Property Appraiser's Office

Parcel Summary

Parcel ID 15-04-25-007938-005-38
Location Address 744 CAMP FRANCIS JOHNSON
 Orange Park 32065
Brief Tax Description* LOT 38 FOXCHASE UNIT 4 AS REC O R 3627 PG 1072
 (Note: *The Description above is not to be used on legal documents.)
Property Use Code Single Family (0100)
Sec/Twp/Rng 15/4/25
Tax District Tax Dist 001 - BCC
Millage Rate 15.0143
Acreage 0.198
Homestead No

Map



Owner Information

[WGH Florida LLC](#)
 103 Foulk Rd
 Ste 900
 Wilmington DE 19803

Land Information

Land Use	Number of Units	Unit Type	Land Type	Frontage	Depth
SINGLE FAMILY (0100)	1.00	Residential Lot	Site	0	0

Buildings

Building	1	Effective Year Built	2002
Building Type	Single Family / 0100	Frame	
Gross Sq Ft	3,018	Roof Type	GABLE/HIP
Finished Sq Ft	2,126	Roof Coverage	SHINGLE
Stories	2.0 Stories	Flooring Type	CARPET
Heat	AIR DUCTED	Heating Type	AIR DUCTED
Interior Walls	DRYWALL	Bedrooms	4
Exterior Walls	HARDI/MAS with 20% Wood Frame Stucco	Full Bathrooms	2
Year Built	2002	Half Bathrooms	0

Yard Items

Description	Full Description	Year Built	Size	Quantity	Units
CONC DW 1/1300	CONCRETE DRIVEWAY 1 - 1300 SF	2002	16 x 36	1	576 SF
FPL 1STY A	FIREPLACE 1 STORY - AVERAGE QUALITY	2002	0 x 0	1	1 UT
SIDEWALK C	SIDEWALK - CONCRETE	2002	3 x 27	1	81 SF
STORAGE WD	STORAGE - WOOD	2008	10 x 16	1	160 SF

Sales

Sale Date	Sale Price	Instrument	Deed Book	Deed Page	Sale Qualification	Transfer Code	Multi-Parcel Sale	Vacant or Improved	Grantor	Grantee
3/13/2014	\$155,000	Warranty Deed	3627	1072	Qualified	01	No	Improved	CHESSER MORRIS L & DONNA J	WGH FLORIDA LLC
10/26/2007	\$71,000	Quit Claim Deed	2958	2091	Qualified	01	No	Improved	CHESSER MORRIS L & DONNA J	CHESSER MORRIS L & DONNA J
7/2/2004	\$100	Quit Claim Deed	2401	764	Qualified	01	No	Improved	CHESSER WALLACE M	CHESSER MORRIS L
4/23/2002	\$138,300	Warranty Deed	2045	1967	Qualified		No	Improved	N AND N BUILDERS INC	CHESSER WALLACE M & MORRIS L CHESSER
11/27/2001	\$34,000	Warranty Deed	2000	1977	Qualified		No	Vacant	FOXCHASE AT O P LLP	N & N BLDS INC

For detailed information on applying the transfer codes, click [HERE](#)

Recent Sales in Area

Sale date range:

From: To:

TRIM Notice

[2023 TRIM Notice \(PDF\)](#)

Valuation

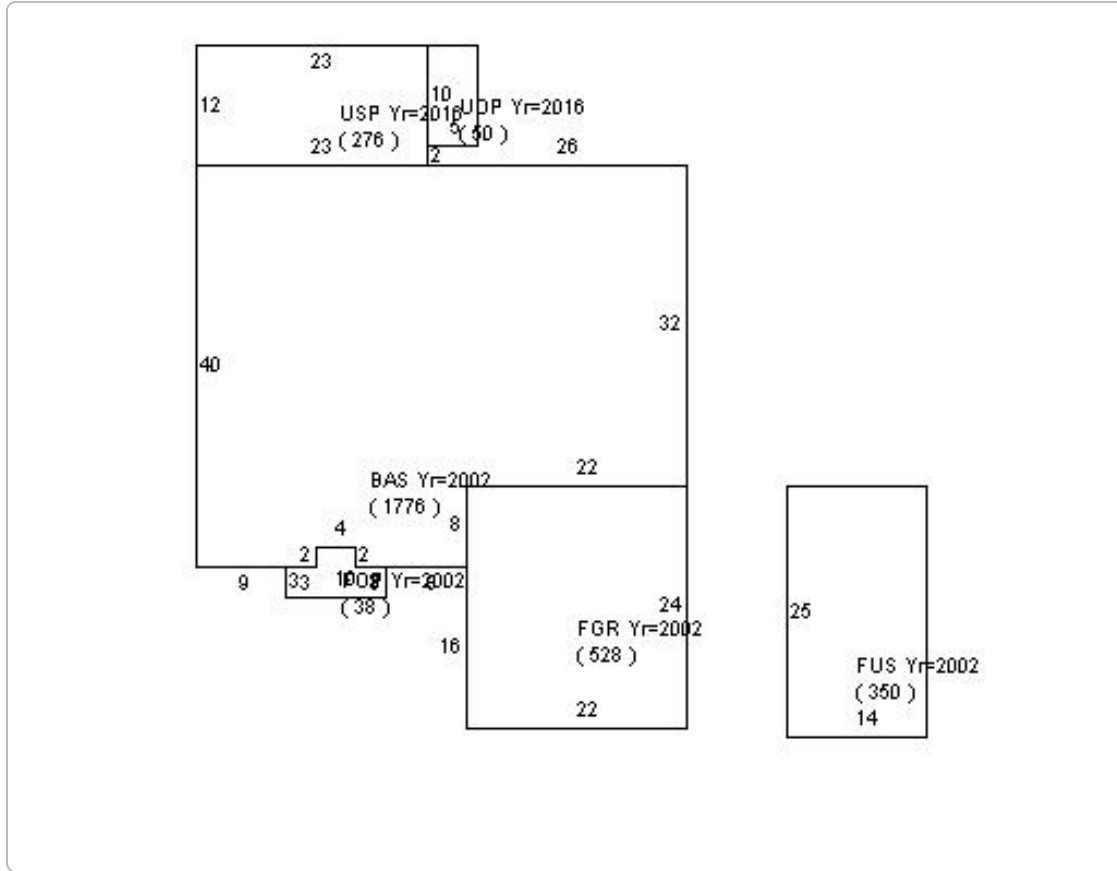
	2023 Certified	2022 Certified	2021 Certified	2020 Certified
+ Building Value	\$275,422	\$247,994	\$191,466	\$186,762
+ Extra Features Value	\$3,538	\$3,109	\$3,189	\$3,270
+ Land Value	\$50,000	\$30,000	\$30,000	\$30,000
Land Agricultural Value	\$0	\$0	\$0	\$0
Agricultural (Market) Value	\$0	\$0	\$0	\$0
= Just Market Value	\$328,960	\$281,103	\$224,655	\$220,032
= Total Assessed Value	\$271,832	\$247,120	\$224,655	\$220,032
- Exempt Value	\$0	\$0	\$0	\$0
= Total Taxable Value	\$271,832	\$247,120	\$224,655	\$220,032
Maximum Save Our Homes Portability / AGL Differential	\$57,128	\$33,983	\$0	\$0

"Just (Market) Value" description - This is the value established by the Property Appraiser for ad valorem purposes. This value does not represent anticipated selling price.

Property Record Card

[2023 Property Record Card \(PDF\)](#)

Sketches



No data available for the following modules: Photos.

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Permit Number ROOF0724-01933 **Applied Date** 07/16/2024
Type Clay County - Roofing Permit - Residential Roof **Issued Date** 07/18/2024
 Repair/Replacement **Project Name**
Expiration Date 04/17/2025 **Status** Issued
Finalized Date **Main Parcel** 007938-005-38
Address 744 CAMP FRANCIS JOHNSON RD ORANGE PARK, FL 32065
Description RE-roof of residence

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Permit Number UTILITY-2024000043 **Applied Date** 02/06/2024
Type New Utility Permit **Issued Date** 02/13/2024
Project Name **Expiration Date** 05/06/2024
Status Complete **Finalized Date** 06/26/2024
Main Parcel 007938-005-38
Address 744 CAMP FRANCIS JOHNSON RD ORANGE PARK, FL 32065
Description AT&T proposes to place 5' of fiber cable trenched at 30" minimum depth. (1) 10"x15" Handhole.

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