

BUILDING CHARACTERISTICS	
ELEMENT	CD
Floor	1 100
Recreation	POOL 100
Recreation	TENNIS CT 100
Location	EXTERIOR 100
View Lump Sum	OCEAN 100
Desirability	1ST FLOOR 100
Balcony	FOP/PATIO 100
Parking	OPEN 100
Bedrooms	2 100
Bathrooms	2 100
Oth Rooms	2 100
User Defined	REMODEL 100
Quality	03 Quality Level 03
DOR CODE	0400 CONDOMINIUM
MAP NUM	MKT AREA 03
NEIGHBORHOOD/LOC	3002.00
AREA TYPE	TOTAL GROSS AREA
	PCT OF BASE
	TOT ADJ AREA
	SUBAREA MARKET VALUE
TOTALS	0 0

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
		090000		0		1982	1982	100	100	0	
1 CONDO - 0% - 0 SQFT=1064 HX Base Yr											

VALUATION BY		STANDARD
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		540,000
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		0
TOTAL MARKET VALUE		540,000
SOH/AGL Deduction		0
ASSESSED VALUE		540,000
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		540,000
TOTAL JUST VALUE		540,000
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		491,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2511/1932	10/18/2021	QC	U	I	11	100	
GRANTOR: GWALTNEY DEREK & ANDR							
GRANTEE: DOLAN BRIAN PATRICK							
2442/0413	3/11/2021	WD	Q	I	01	409,000	
GRANTOR: JENKINS BRIAN R							
GRANTEE: GWALTNEY DEREK & AN							

BUILDING NOTES

BUILDING DIMENSIONS

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
4800 AMELIA ISLAND PKWY, FERNANDINA BEACH, FL 32034																

LAND DESCRIPTION	TOTAL OB/XF																							
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