UNIT 833A
WILDWOOD CONDO OR 578/1227

LENOVITZ SVETLANA
60 BEECHAM CT
OWINGS MILLS, MD 21117

2023

00-00-31-177W-833A-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Floor		1 100
Location	EXTERIOR	EXTERIOR 100
View Lump Sum	TYPICAL	TYPICAL 100
Balcony	BAL/PATIO	BAL/PATIO 100
Parking	OPEN	OPEN 100
Bedrooms		2 100
Bathrooms		1.5 100
Oth Rooms		2 100
Quality	03	Quality Level 03
DOR CODE	0400	CONDOMINIUM
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1019.00	

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	
1779100		0				1982	1982	100	100	0			

1 CONDO – 0% - 0 SQFT=936 HX Base Yr

833 TARPON AV, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	289,000
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	0
TOTAL MARKET VALUE	289,000
SOH/AGL Deduction	0
ASSESSED VALUE	289,000
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	289,000
TOTAL JUST VALUE	289,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	278,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20101148	ELEC OTHER	2,500	07/14/2010
20060694	REMODEL	250	04/03/2006
20060507	REMODEL	6,000	03/13/2006
20060476	H/AC	6,000	03/07/2006
20060436	XFOB	32,000	03/02/2006
20060325	REPAIR/RRF	17,100	02/10/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2505/1971	10/18/2021	WD	Q	I	01	335,000
GRANTOR: HARTRICH-SCHRIVER JEN						
GRANTEE: LENOVITZ SVETLANA						
1523/1020	9/05/2007	WD	Q	I		247,500
GRANTOR: WILDWOOD AMELIA LLC						
GRANTEE: HARTRICH-SCHRIVER J						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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

REVIEW DATE 10/14/2021 BY JW Total Acres: 0.00 Total Land Value: 0 Market: 0 Agricultural: 0 Common: 0 PRINTED 08/02/2023 BY SYS