

UNIT 3502
 CARLTON DUNES CONDO PHASE 3
 OR 897/1972-1999

HARE ROSS & JAYNE M L/E/
 555 S. OLD WOODWARD AVE #1402
 BIRMINGHAM, MI 48009

2023

00-SB-30-022C-3502-0000



BUILDING CHARACTERISTICS				MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY			
ELEMENT	CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
Floor		5 100		0222300			0			1999	1999	100	100	0			
Recreation	POOL	POOL 100		1 CONDO - 0% - 0													
Recreation	TENNIS CT	TENNIS CT 100		SQFT=3046													
Location	END	END 100												HX Base Yr			
View Lump Sum	OCEAN	OCEAN 100															
Desirability	5TH FLOOR	5TH FLOOR 100															
Balcony	FOP/PATIO	FOP/PATIO 100															
Parking	U/G GARAGE	U/G GARAGE 100															
Bedrooms		4 100															
Bathrooms		4 100															
Oth Rooms		2 100															
Quality			05	Quality Level 05													
DOR CODE			0400	CONDOMINIUM													
MAP NUM				MKT AREA												03	
NEIGHBORHOOD/LOC			3022.00														
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE													
TOTALS			0	0													

VALUATION BY		STANDARD
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE		2,551,500
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		0
TOTAL MARKET VALUE		2,551,500
SOH/AGL Deduction		385,297
ASSESSED VALUE		2,166,203
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		2,166,203
TOTAL JUST VALUE		2,551,500
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		2,383,500

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21008538	REMODEL	200,000	06/29/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2402/1516	10/05/2020	QC	U	I	11	100
GRANTOR: HARE ROSS & JAYNE M						
GRANTEE: HARE JAYNE M REVOCA						
2390/0919	8/28/2020	WD	Q	I	05	2,250,000
GRANTOR: CANNON ROY L & DONNA						
GRANTEE: HARE ROSS & JAYNE M						

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
4670 CARLTON DUNES DR, FERNANDINA BEACH																
BLD DATE																
XF DATE																
INC DATE																
LGL DATE																
LAND DATE																
AG DATE																

BUILDING NOTES	

BUILDING DIMENSIONS	

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