VILLA UNIT 3434
IN OR 1764/1707
FIDDLERS BEND VILLAS

WINSHIP ELIZABETH S LIVING TRUST/WINSHIP ELIZABETH
3434 SEA MARSH ROAD
FERNANDINA BEACH, FL 32034

2023

01-6N-29-V070-3434-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Floor		1 100
Recreation	POOL	POOL 100
Location	END	END 100
View	MARSH	MARSH 100
Balcony	50SP/150EP	50SP/150EP 100
Parking	OPEN	OPEN 100
Bedrooms		3 100
Bathrooms		3 100
Oth Rooms		2 100
Quality	03	Quality Level 03
DOR CODE	0400	CONDOMINIUM
MAP NUM		MKT AREA 10
NEIGHBORHOOD/LOC	10013.00	

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
8307000		0				1974	1974	100	100	0		

1 CONDO – 100% - 0 SQFT=1795 HX Base Yr 1985

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

3434 SEA MARSH RD, FERNANDINA BEACH

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 5	Tax Dist:	
BUILDING MARKET VALUE		605,500
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		0
TOTAL MARKET VALUE		605,500
SOH/AGL Deduction		442,721
ASSESSED VALUE		162,779
TOTAL EXEMPTION VALUE	HX HB WX	55,000
BASE TAXABLE VALUE		107,779
TOTAL JUST VALUE		605,500
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		505,500

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1764/1707	11/10/2011	WD	U	I	30	100
GRANTOR: WINSHIP ELIZABETH STE						
GRANTEE: WINSHIP ELIZABETH S						
0405/0022	11/01/1983	WD	Q	I		152,500
GRANTOR:						
GRANTEE:						

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