UNIT 261
IN OR 2183/1021
SANDCASTLES OR 359/238

O'DONNELL JAMES REV LIV TRST &/ODONNELL JAMES J TR
7 SWEERWATER OAKS DR
FERNANDINA BEACH, FL 32034

2023

01-6N-29-V17A-0261-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Floor		4 100
Recreation	POOL	POOL 100
Location	INTERIOR	INTERIOR 100
View	OCEAN	OCEAN 100
Desirability	4TH FLOOR	4TH FLOOR 100
Balcony	OPEN	OPEN 100
Parking	OPEN	OPEN 100
Bedrooms		1 100
Bathrooms		1 100
Oth Rooms		2 100
User Defined	REMODEL	REMODEL 100
Quality	03	Quality Level 03

DOR CODE 0400 CONDOMINIUM
MAP NUM
MKT AREA 10
NEIGHBORHOOD/LOC 10009.00

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
8317021		0				1982	1982	100	100	0		

1 CONDO – 0% - 0 SQFT=896 HX Base Yr

292 SANDCASTLES CT, 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: 5	Tax Dist:
BUILDING MARKET VALUE	480,700
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	0
TOTAL MARKET VALUE	480,700
SOH/AGL Deduction	98,703
ASSESSED VALUE	381,997
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	381,997
TOTAL JUST VALUE	480,700
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	378,400

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24255	REMODEL	30,000	01/01/2011

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2183/1021	3/14/2018	WD	U	I	11	100
GRANTOR: O'DONNELL JAMES J & J						
GRANTEE: ODONNELL JAMES J &						
1973/1576	4/10/2015	WD	Q	I	01	260,000
GRANTOR: MD & P AMELIA PROPERT						
GRANTEE: O'DONNELL JAMES 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