

VILLA 1205
IN OR 2474/1420
LAGOON VILLA CONDOMINIUM

DIPANO NICHOLAS M JR & EILEEN S
1300 WAVERLY AVE
BEACH HAVEN, NJ 08008

2023

01-6N-29-V290-1205-0000


BUILDING CHARACTERISTICS				MARKET ADJUSTMENTS											
ELEMENT	CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
Floor		1	100	8329000		0				1973	1973	100	100	0	
Recreation	POOL	POOL 100		1 CONDO - 0% - 0 SQFT=1250 HX Base Yr											
Location	END	END 100													
View	LAKE	LAKE 100													
Balcony	FEP	180	FEP 180 100												
Parking	OPEN	OPEN 100													
Bedrooms		2	100												
Bathrooms		2	100												
Oth Rooms		2	100												
Quality 03 Quality Level 03															
DOR CODE 0400 CONDOMINIUM															
MAP NUM				MKT AREA		10									
NEIGHBORHOOD/LOC 10004.00															
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE											
TOTALS 0 0															

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VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 5				Tax Dist:		
BUILDING MARKET VALUE				556,000		
TOTAL MARKET OB/XF VALUE				0		
TOTAL LAND VALUE - MARKET				0		
TOTAL MARKET VALUE				556,000		
SOH/AGL Deduction				0		
ASSESSED VALUE				556,000		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				556,000		
TOTAL JUST VALUE				556,000		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				506,000		
PERMIT NUM DESCRIPTION AMT ISSUED						
B9804790	REMODEL	12,000	03/01/1998			
P982648	REMODEL	1,768	03/01/1998			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2474/1420	6/28/2021	WD	Q	I	02	615,000
GRANTOR: NG IL HAU & HWEE CHIN						
GRANTEE: DIPANO NICHOLAS M J						
2159/1674	11/29/2017	WD	Q	I	01	335,000
GRANTOR: FINK ALEXANDER MICHAEL						
GRANTEE: NG LIVING TRUST ET						
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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1205 BEACH WALKER RD, FERNANDINA BEACH																								
REVIEW DATE 10/14/2021 BY JW Total Acres: 0.00 Total Land Value: 0 Market: 0 Agricultural: 0 Common: 0																								