

UNIT 1403  
IN OR 816/171  
WINDSONG OR 326/16

CLOETINGH THOMAS K & JOAN E  
4 SUMMER MEADOW LANE  
MALVERN, PA 19355

**2023**

01-6N-29-V30A-1403-0000  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Floor		1 100	
Recreation	POOL	POOL 100	
Location	INTERIOR	INTERIOR 100	
View	GC/OCEAN	GC/OCEAN 100	
Balcony	PATIO/DECK	PATIO/DECK 100	
Parking	ATT GARAGE	ATT GARAGE 100	
Bedrooms		2 100	
Bathrooms		2.5 100	
Oth Rooms		4 100	
User De	COND	COND 100	
Quality 03 Quality Level 03			
DOR CODE 0400 CONDOMINIUM			
MAP NUM		MKT AREA	10
NEIGHBORHOOD/LOC 10008.00			
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
8330021		0				1980	1980	100	100	0	
1 CONDO - 0% - 0			SQFT=2107			HX Base Yr					

NASSAU COUNTY PROPERTY		PAGE 1 of 1	5
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 5		Tax Dist:	
BUILDING MARKET VALUE		1,230,000	
TOTAL MARKET OB/XF VALUE		0	
TOTAL LAND VALUE - MARKET		0	
TOTAL MARKET VALUE		1,230,000	
SOH/AGL Deduction		237,074	
ASSESSED VALUE		992,926	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		992,926	
TOTAL JUST VALUE		1,230,000	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		1,119,000	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0816/0171	12/10/1997	WD	Q	I		385,000
GRANTOR: HENNEY PATRICK C & MA						
GRANTEE: CLOETINGH THOMAS K						
0690/1927	10/22/1993	WD	U	I	12	380,000
GRANTOR: ANDERSON BRUCE & M R						
GRANTEE: HENNEY PATRICK & 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
1403 BEACH WALKER RD, FERNANDINA BEACH																

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