

VILLA UNIT 3104  
 IN OR 1901/1679  
 MARSH VIEW VILLAS OR 2219/372

AMELIA RENTALS & MANAGEMENT SERVICES INC  
 5299 S FLETCHER AV  
 FERNANDINA BEACH, FL 32034

**2023**

01-6N-29-V310-3104-0000  


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		1 100	8331000		0				1974	1974	100	100	0			
Location	END	END 100	1 CONDO - 0% - 0													
View	MARSH	MARSH 100	SQFT=1745										HX Base Yr			
Balcony FOP/PATIO		FOP/PATIO 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			10013.00													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE												
TOTALS			0	0												

VALUATION SUMMARY		STANDARD
VALUATION BY		
Tax Group: 5	Tax Dist:	
BUILDING MARKET VALUE		709,000
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		0
TOTAL MARKET VALUE		709,000
SOH/AGL Deduction		237,100
ASSESSED VALUE		471,900
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		471,900
TOTAL JUST VALUE		709,000
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		507,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1632150	REMODEL	196,957	04/01/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1901/1679	2/11/2014	WD U	I	I	11	100
GRANTOR: MADDOX MATTHEW T						
GRANTEE: AMELIA RENTALS & MA						
1559/0423	4/02/2008	WD Q	I			440,000
GRANTOR: STRICKLAND DONNIE E &						
GRANTEE: MADDOX MATTHEW T						

EXTRA FEATURES															BLD DATE			LGL DATE															
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	XF DATE	LAND DATE	AG DATE														
3104 SEA MARSH 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