

VILLA UNIT 3110  
IN OR 1864/1206  
MARSH VIEW VILLAS OR 2219/372

GRIFFIN E RAWSON III/GRIFFIN-EDDINGS D CLARK  
3110 SEA MARSH RD  
FERNANDINA BEACH, FL 32034

**2023**

01-6N-29-V310-3110-0000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Floor		1 100	
Location	INTERIOR	INTERIOR 100	
View	MARSH	MARSH 100	
Bedrooms		3 100	
Bathrooms		3.5 100	
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	
8331000		0				1974	1974	100	100	0		
1 CONDO - 100% - 2005				SQFT=3311				HX Base Yr 2005				

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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 5		Tax Dist:	
BUILDING MARKET VALUE		1,030,000	
TOTAL MARKET OB/XF VALUE		0	
TOTAL LAND VALUE - MARKET		0	
TOTAL MARKET VALUE		1,030,000	
SOH/AGL Deduction		725,803	
ASSESSED VALUE		304,197	
TOTAL EXEMPTION VALUE		HX HB VX 55,000	
BASE TAXABLE VALUE		249,197	
TOTAL JUST VALUE		1,030,000	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		858,000	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M17784	H/AC	0	12/01/2012
E0311871	REMODEL	8,000	10/01/2003
R034978	REPAIR/RRF	3,000	04/01/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1864/1206	6/24/2013	WD	U	I	30	100
GRANTOR: GRIFFIN-EDDINGS D CLA						
GRANTEE: E RAWSON GRIFFIN &						
1028/1379	1/03/2002	WD	U	I	21	200,000
GRANTOR: TROXEL RICHARD M						
GRANTEE: GRIFFIN-EDDINGS D C						

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							
3110 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