VILLA UNIT 3114
MARSH VIEW VILLAS OR 2219/372

HIBBARD VIRGINIA SMITH TRUST/HIBBARD STEPHEN TODD
168 CONANT ROAD
WESTON, MA 02493

**2023**

**01-6N-29-V310-3114-0000**

## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Floor | | 1 100 |
| Location | END | END 100 |
| View | MARSH | MARSH 100 |
| Bedrooms | | 2 100 |
| Bathrooms | | 1.5 100 |
| Oth Rooms | | 2 100 |
| User Defined | POOL | POOL 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 – 0% - 0 SQFT=1195 HX Base Yr

3114 SEA MARSH RD, 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 | 550,000 |
| TOTAL MARKET OB/XF VALUE | 0 |
| TOTAL LAND VALUE - MARKET | 0 |
| TOTAL MARKET VALUE | 550,000 |
| SOH/AGL Deduction | 124,080 |
| ASSESSED VALUE | 425,920 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 425,920 |
| TOTAL JUST VALUE | 550,000 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 458,000 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| B9805476 | ADDITION | 3,660 | 10/01/1998 |
| B9804615 | ADDITION | 20,000 | 01/01/1998 |
| B960485 | REPAIR/RRF | 1,250 | 06/01/1996 |
| B960486 | REPAIR/RRF | 1,250 | 06/01/1996 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 2280/1210 | 5/17/2019 | DG | U | I | 11 | 100 |
| GRANTOR: SMITH ROBERT C | | | | | | |
| GRANTEE: JONSON DAVID N & AM | | | | | | |
| 2276/1781 | 5/23/2019 | WD | Q | I | 02 | 413,500 |
| GRANTOR: JONSON DAVID N & AMY | | | | | | |
| GRANTEE: HIBBARD VIRGINIA SM | | | | | | |

## 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