


VILLA UNIT 3120
IN OR 2242/929
MARSH VIEW VILLAS OR 2219/372

JOSEPH BRADFORD W & THERESA A
12892 BAY PLANTATION DR
JACKSONVILLE, FL 32223

2023

01-6N-29-V310-3120-0000


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Floor		1 100
Location	END	END 100
View	MARSH	MARSH 100
Balcony	PRC/PAT/DK	PRC/PAT/DK 100
Bedrooms		4 100
Bathrooms		4 100
Oth Rooms		6 100
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	
83	31000		0			1974	1974	100	100	0		
1 CONDO - 0% - 0				SQFT=2733				HX Base Yr				

NASSAU COUNTY PROPERTY				PAGE 1 of 1	5
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 5		Tax Dist:			
BUILDING MARKET VALUE				1,626,000	
TOTAL MARKET OB/XF VALUE				0	
TOTAL LAND VALUE - MARKET				0	
TOTAL MARKET VALUE				1,626,000	
SOH/AGL Deduction				414,790	
ASSESSED VALUE				1,211,210	
TOTAL EXEMPTION VALUE				0	
BASE TAXABLE VALUE				1,211,210	
TOTAL JUST VALUE				1,626,000	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				1,301,000	
PERMIT NUM		DESCRIPTION		AMT	ISSUED
17011403		NEW CONSTR		328,044	12/21/2017
17008809		DEMOLITION		10,000	10/05/2017
SALES DATA					
OFF RECORD Number		DATE		TYPE INST	Q / V / RSN CD
2242/0929		12/07/2018		WD Q	I 01
GRANTOR: 4SITE GROUP LLC					
GRANTEE: JOSEPH BRADFORD W &					
2138/1356		8/03/2017		WD Q	I 03
GRANTOR: JOHNSON JULIA H					
GRANTEE: 4SITE GROUP LLC					

EXTRA FEATURES																										
L	OB/XF	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									
3120 SEA MARSH RD, FERNANDINA BEACH																										
<table border="1"> <tr> <td>BLD DATE</td> <td></td> <td>LGL DATE</td> <td></td> </tr> <tr> <td>XF DATE</td> <td></td> <td>LAND DATE</td> <td></td> </tr> <tr> <td>INC DATE</td> <td></td> <td>AG DATE</td> <td></td> </tr> </table>															BLD DATE		LGL DATE		XF DATE		LAND DATE		INC DATE		AG DATE	
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BUILDING NOTES			

BUILDING DIMENSIONS											

LAND DESCRIPTION										TOTAL OB/XF																	
L	USE	CLS	LAND USE DESCRIPTION	CAP	R	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES				YEAR	DENSITY	DECL	FRZ	YR	CONSRV