UNIT 2414
LINKSIDE VILLAS B OR 613/941

RYAN THOMAS J III & ANDREA H
2414 BOXWOOD LANE
FERNANDINA BEACH, FL 32034

2023

01-6N-29-V530-2414-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Floor		1 100
Recreation	POOL	POOL 100
Location	INTERIOR	INTERIOR 100
View	GC/LAKE	GC/LAKE 100
Balcony	FEP/DECK-2	FEP/DECK-2 100
Parking	DET CARPRT	DET CARPRT 100
Bedrooms		3 100
Bathrooms		3 100
Oth Rooms		2 100
User Defined	REMODEL	REMODEL 100
Quality	04	Quality Level 04

DOR CODE	0400	CONDOMINIUM	
MAP NUM		MKT AREA	10
NEIGHBORHOOD/LOC	10012.00		

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
8353000		0				1989	1989	100	100	0		

1 CONDO – 0% - 0 SQFT=2030 HX Base Yr

2414 BOXWOOD LN, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 5	Tax Dist:
BUILDING MARKET VALUE	995,000
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	0
TOTAL MARKET VALUE	995,000
SOH/AGL Deduction	309,535
ASSESSED VALUE	685,465
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	685,465
TOTAL JUST VALUE	995,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	765,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
2613/0725	1/12/2023	WD	Q	I	01	1,250,000
GRANTOR: O'DONNELL MICHAEL &						
GRANTEE: RYAN THOMAS J III &						
2226/1085	9/25/2018	WD	Q	I	01	495,000
GRANTOR: NICHOLSON GEORGE R						
GRANTEE: O'DONNELL MICHAEL &						

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