

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Floor		3 100	
Recreation CLUBHOUSE		CLUBHOUSE 100	
Recreation POOL		POOL 100	
Recreation TENNIS CT		TENNIS CT 100	
Location INTERIOR		INTERIOR 100	
View Lump TYPICAL		TYPICAL 100	
Desirability FLOOR		3RD FLOOR 100	
Balcony		FSP 100	
Parking	OPEN	OPEN 100	
Bedrooms		2 100	
Bathrooms		2 100	
Oth Rooms		2 100	
Quality	03	Quality Level 03	
DOR CODE	0400	CONDOMINIUM	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC		1087.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
			SUBAREA MARKET VALUE
TOTALS	767		767

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
		1425300		767		1983	1983	100	100	0	
1 CONDO - 0% - 0											
HX Base Yr											

VALUATION BY		STANDARD
Tax Group: 2	Tax Dist:	
BUILDING MARKET VALUE		300,000
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		0
TOTAL MARKET VALUE		300,000
SOH/AGL Deduction		64,383
ASSESSED VALUE		235,617
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		235,617
TOTAL JUST VALUE		300,000
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		312,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
BLDR-2023-03	REPLACE TWO DOORS	5,912	06/08/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2555/1105	4/12/2022	WD	U	I	11	100
GRANTOR: KIERNAN ELIZABETH						
GRANTEE: KIERNAN ELIZABETH G						
2125/1154	5/24/2017	WD	Q	I	01	160,000
GRANTOR: JONES CAREY B & CARME						
GRANTEE: KIERNAN ELIZABETH						

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
2328 SADLER RD 2-E, FERNANDINA BEACH																
BLD DATE																
XF DATE																
INC DATE																
LGL DATE																
LAND DATE																
AG DATE																

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
0																								