UNIT 422
IN OR 2328/1648
BEACHSIDE VILLAS CONDO

AGRIOS ANTHONY B & VIVYNNE M
222 SW 131ST ST
NEWBERRY, FL 32669

2024

01-6N-29-V020-0422-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Floor		2 100
Recreation	POOL	POOL 100
Location	SOUTH	SOUTH 100
View	OCEAN	OCEAN 100
Desirability	2ND FLOOR	2ND FLOOR 100
Balcony	OPEN	OPEN 100
Parking	DET GARAGE	DET GARAGE 100
Bedrooms		3 100
Bathrooms		3 100
Oth Rooms		3 100
Quality	04	Quality Level 04
DOR CODE	0400	CONDOMINIUM
MAP NUM		MKT AREA 10
NEIGHBORHOOD/LOC	10010.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS	2,696		2,696	

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
8302000		2,696				1999	1999	100	100	0		

1 CONDO – 0% - 0 HX Base Yr

422 BEACHSIDE PL, 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	1,597,000
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	0
TOTAL MARKET VALUE	1,597,000
SOH/AGL Deduction	281,972
ASSESSED VALUE	1,315,028
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	1,315,028
TOTAL JUST VALUE	1,597,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	1,526,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21008055	REMODEL	11,400	06/21/2021
20006895	REMODEL	35,000	08/27/2020
B21394	REMODEL	24,860	05/01/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2328/1648	12/30/2019	WD	Q	I	01	925,000
GRANTOR: H OLIVER WELCH REVOCA						
GRANTEE: AGRIOS ANTHONY B &						
1901/1811	2/10/2014	QC	U	I	11	100
GRANTOR: WELCH H OLIVER						
GRANTEE: WELCH HAYWARD OLIVE						

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 08/06/2024 BY SYS