UNIT 7B
PHASE 7 PARKVIEW CONDOMINIUM OR
AS AMENDED (FOURTH AMENDMENT) OR

ARCHER JOHN ANDREW/SNYDER PAM K
1414 JULIA STREET 7B
FERNANDINA BEACH, FL 32034

2025

00-00-30-0825-007B-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Location	END	END 100
Parking 2 CAR	GAR	2 CAR GAR 100
Bedrooms		3 100
Bathrooms		2.5 100
Oth Rooms		3 100
Quality	03	Quality Level 03
DOR CODE	0400	CONDOMINIUM
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	2005.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS	2,708			2,708	

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0082500		2,708				2024	2024	0	0	0		

1 CONDO – 0% - 2025 HX Base Yr

1414 JULIA ST 7B, 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: 8	Tax Dist:
BUILDING MARKET VALUE	100
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	0
TOTAL MARKET VALUE	100
SOH/AGL Deduction	0
ASSESSED VALUE	100
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	100
TOTAL JUST VALUE	100
NCON VALUE	100
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B240006750	PRIVATE PROVIDER	439,289	06/06/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2778/1201	4/01/2025	SW	Q	I	02	847,400

GRANTOR: PARKVIEW CONDOS AT SU

GRANTEE: ARCHER JOHN ANDREW

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 05/01/2025 BY KB Total Acres: 0.00 Total Land Value: 0 Market: 0 Agricultural: 0 Common: 0 PRINTED 07/30/2025 BY SYS