UNIT 601
IN OR 2102/720
SUMMERWOODS FOUR CONDO

BURRUSS NATALIA P & RAY B JR
95282 SUMMERWOODS CR 601
FERNANDINA BEACH, FL 32034

2025

00-00-30-1904-0601-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION	
Floor		1 100	1950040
Recreation	POOL	POOL 100	
Location	EXTERIOR	EXTERIOR 100	
Desirability	FLAT	FLAT 100	
Balcony	OPEN PORCH	OPEN PORCH 100	
Parking	1 CAR GAR	1 CAR GAR 100	
Bedrooms		2 100	
Bathrooms		2 100	
Oth Rooms		4 100	
Quality	03	Quality Level 03	

DOR CODE	0400	CONDOMINIUM	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	3048.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS	1,330			1,330	

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
1950040		1,330				2017	2017	100	100	0		

1 CONDO – 100% - 2023 HX Base Yr 2023

95282 SUMMERWOODS CR 601, 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		510,000
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		0
TOTAL MARKET VALUE		510,000
SOH/AGL Deduction		9,906
ASSESSED VALUE		500,094
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		449,372
TOTAL JUST VALUE		510,000
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		486,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1531240	CO ISSUED	0	07/31/2017

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2102/0720	2/17/2017	WD	Q	I	01	305,000
GRANTOR: LORENZ WHALEY W & TRE						
GRANTEE: BURRUSS NATALIA P &						
2102/0150	2/16/2017	SW	Q	I	01	264,000
GRANTOR: SUMMERWOODS OF AMELIA						
GRANTEE: LORENZ WHALEY W & T						

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 10/13/2023 BY JW Total Acres: 0.00 Total Land Value: 0 Market: 0 Agricultural: 0 Common: 0 PRINTED 07/30/2025 BY SYS