

BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY			
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY				
Floor		1 100	1900000		1,325				1986	1986	100	100	0		VALUATION BY	STANDARD			
Recreation	POOL	POOL 100	1 CONDO - 0% - 0												Tax Group: 8	Tax Dist:			
Location	END	END 100													BUILDING MARKET VALUE	582,000			
View	POOL	POOL 100													TOTAL MARKET OB/XF VALUE	0			
Balcony FOP/PATIO		FOP/PATIO 100													TOTAL LAND VALUE - MARKET	0			
Parking	OPEN	OPEN 100													TOTAL MARKET VALUE	582,000			
Bedrooms		3 100													SOH/AGL Deduction	0			
Bathrooms		2 100													ASSESSED VALUE	582,000			
Oth Rooms		2 100													TOTAL EXEMPTION VALUE	0			
Quality 04 Quality Level 04																			
DOR CODE 0400 CONDOMINIUM																			
MAP NUM MKT AREA 03																			
NEIGHBORHOOD/LOC 3020.00																			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE														
TOTALS 1,325 1,325																			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B240013433	REMODEL TO INCLUD	80,000	12/04/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2544/1910	3/08/2022	WD	U	I	30	414,000
GRANTOR: BOCKIAN BARRY I						
GRANTEE: XELARAS LLC						
2392/0742	9/10/2020	WD	Q	I	01	475,500
GRANTOR: PURYEAR J DOUGLAS & W						
GRANTEE: BOCKIAN BARRY I						

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
5010 SUMMER BEACH BLVD 501, 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	