UNIT 6B
IN OR 847/1317
SEA CHASE @ OCEAN VILLAGE

MADDOCK DAN S & DEBRA J
PO BOX 659
HAWKINSVILLE, GA 31036-0659

2025

00-SB-30-194D-006B-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION	
Floor		1 100	1943100
Recreation	POOL	POOL 100	
Location	INTERIOR	INTERIOR 100	
View	OCEAN	OCEAN 100	
Desirability	TOWNHOUSE	TOWNHOUSE 100	
Balcony	FOP/PATIO	FOP/PATIO 100	
Parking	ATT GARAGE	ATT GARAGE 100	
Bedrooms		3 100	
Bathrooms		2.5 100	
Oth Rooms		2 100	
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	1,929			1,929	

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
		1,929				1996	1996	100	100	0		

1 CONDO – 0% - 0 HX Base Yr

5214 SEA CHASE DR 2, 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	1,301,000
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	0
TOTAL MARKET VALUE	1,301,000
SOH/AGL Deduction	137,041
ASSESSED VALUE	1,163,959
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	1,163,959
TOTAL JUST VALUE	1,301,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	1,205,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0847/1317	9/04/1998	WD	U	I	12	475,000
GRANTOR: HEYMANN RONALD M & BA						
GRANTEE: MADDOCK DAN S & DEB						
0764/0266	6/28/1996	WD	Q	I		349,500
GRANTOR: NASSAU BEACH DEVELOPM						
GRANTEE: HEYMANN RONALD & BA						

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 07/30/2025 BY SYS