



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Recreation POOLS		2 POOLS	100
Location INTERIOR		INTERIOR	100
View GC/MARSH		GC/MARSH	100
Balcony FOP/PATIO		FOP/PATIO	100
Parking OPEN		OPEN	100
Bedrooms		3	100
Bathrooms		2.5	100
Oth Rooms		5	100
Quality	03	Quality Level 03	
DOR CODE	0400	CONDOMINIUM	
MAP NUM		MKT AREA	10
NEIGHBORHOOD/LOC	10013.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
TOTALS	1,748		1,748

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
8304000		1,748				1974	1974	100	100	0	
1 CONDO - 100% - 2025											
HX Base Yr 2025											

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VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 5	Tax Dist:		
BUILDING MARKET VALUE			600,000
TOTAL MARKET OB/XF VALUE			0
TOTAL LAND VALUE - MARKET			0
TOTAL MARKET VALUE			600,000
SOH/AGL Deduction			0
ASSESSED VALUE			600,000
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE			549,278
TOTAL JUST VALUE			600,000
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			583,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
02/22/23	ADDING 3RD BEDROO	51,900	02/22/2023
B1326881	REPAIR/RRF	12,500	02/01/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2273/1517	4/16/2019	WD Q	I	01		360,000
GRANTOR: LAURENCE PAMELA REV T						
GRANTEE: SENTER LARRY NEAL &						
2114/0629	4/18/2017	WD Q	I	01		285,000
GRANTOR: GEIST ALEXANDRA C						
GRANTEE: PAMELA LAURENCE REV						

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
3056 SEA MARSH RD, FERNANDINA BEACH												BLD DATE		LGL DATE		
												XF DATE		LAND DATE		
												INC DATE		AG DATE		
												TOTAL OB/XF	0			

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV