

UNIT 207
IN OR 1971/1490
THE COTTAGES AT STONEY CREEK

TIBBS DOLLY
96224 STONEY CREEK PKWY #207
FERNANDINA BEACH, FL 32034

2025

25-2N-28-027C-0207-0000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS									
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND					
Floor		1 100	0278300		1,477				2008	2008	100	100	0						
Recreation	POOL	POOL 100	1 CONDO - 100% - 2016											HX Base Yr 2016					
Location	INTERIOR	INTERIOR 100																	
View	WOODS	WOODS 100																	
Desirability	TOWNHOUSE	TOWNHOUSE 100																	
Balcony	FSP	FSP 100																	
Parking	B/I GARAGE	B/I GARAGE 100																	
Bedrooms		3 100																	
Bathrooms		2.5 100																	
Oth Rooms		2 100																	
Quality 03 Quality Level 03																			
DOR CODE 0400 CONDOMINIUM																			
MAP NUM			MKT AREA		04														
NEIGHBORHOOD/LOC			4076.00																
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE														
TOTALS	1,477			1,477															

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		248,000
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		0
TOTAL MARKET VALUE		248,000
SOH/AGL Deduction		109,230
ASSESSED VALUE		138,770
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		88,048
TOTAL JUST VALUE		248,000
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		238,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C18896	CO ISSUED	0	07/06/2009
B0618896	NEW CONSTR	0	12/01/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1971/1490	3/31/2015	WD Q	Q	I	02	142,500
GRANTOR: OTTENS FRANK JR & LUZ						
GRANTEE: TIBBS DOLLY						
1708/1132	10/05/2010	WD Q	Q	I	01	108,900
GRANTOR: STONEY CREEK LLC						
GRANTEE: OTTENS FRANK JR & L						

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