

UNIT 1127  
 AMELIA LAKES @ FDNA BEACH  
 CONDO OR 1344/1628

COLLVER KAREN E L/E/  
 23699 BAHAMA POINT #1127  
 FERNANDINA BEACH, FL 32034

**2025**

27-2N-28-004L-1127-0000  


ELEMENT		BUILDING CHARACTERISTICS		CONSTRUCTION	
CD	DESCRIPTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS
	Floor	0045300		1,143	
RECREATION	FITNESS CT 100				
RECREATION	GAMEROOM 100				
RECREATION	POOL 100				
LOCATION	INTERIOR 100				
VIEW LUMP SUM	LAKE 100				
BALCONY	FSP 100				
PARKING	OPEN 100				
BEDROOMS	2 100				
BATHROOMS	2 100				
OTH ROOMS	3 100				
USER DEFINED	FIREPLACE 100				
<b>TOTALS</b> 1,143 1,143					

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1 CONDO - 100% - 2021											
HX Base Yr 2021											

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		226,440
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		0
TOTAL MARKET VALUE		226,440
SOH/AGL Deduction		72,396
ASSESSED VALUE		154,044
TOTAL EXEMPTION VALUE	HX HB WX SX	105,722
BASE TAXABLE VALUE		48,322
TOTAL JUST VALUE		226,440
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		222,000

EXTRA FEATURES																
L	OB/XF	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	% COND	OB/XF MKT VALUE	NOTES

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2591/1094	8/23/2022	QC	U	I	11	100
GRANTOR: COLLVER KAREN E						
GRANTEE: SHAWVER MELISSA						
2384/0410	8/13/2020	WD	Q	I	02	175,000
GRANTOR: KINARD PHILIP W						
GRANTEE: COLLVER KAREN E						

BUILDING NOTES

BUILDING DIMENSIONS

LAND DESCRIPTION															TOTAL OB/XF									
L	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