

LOT 56
IN OR 2193/1311
FLORA PARKE #3 PB 6/402

KRAMER DONNA MARIE
32105 GRAND PARKE BLVD
FERNANDINA BEACH, FL 32034

2023

25-2N-28-0551-0056-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

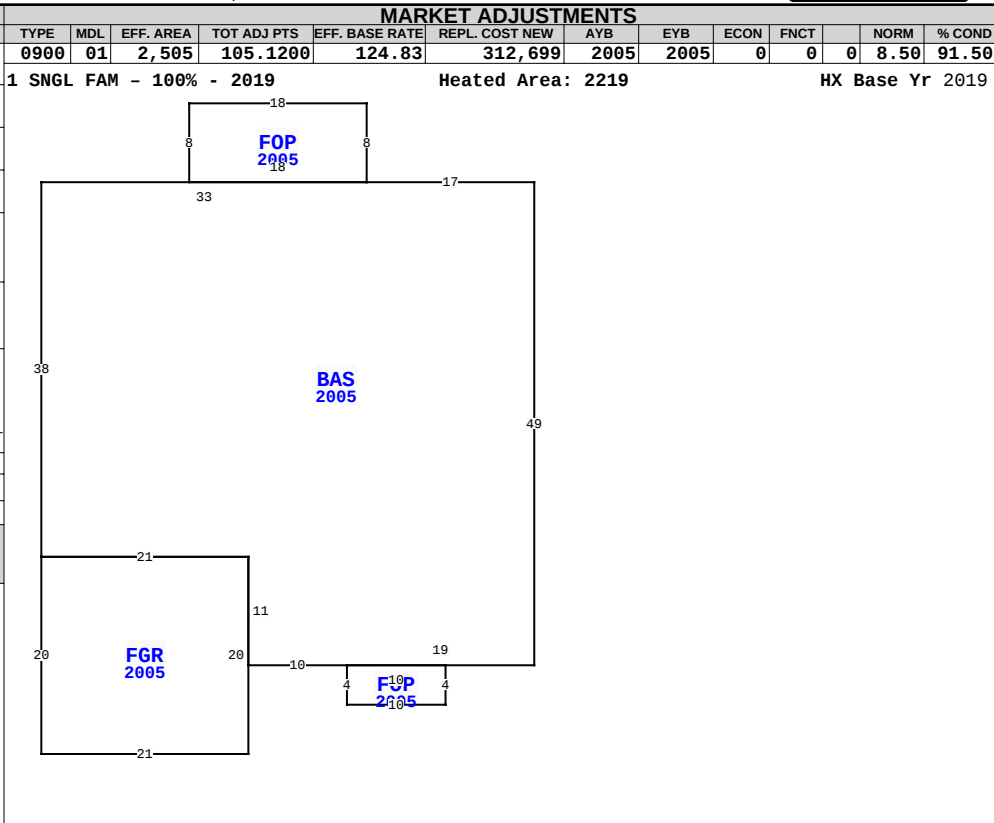
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4041.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,219	100	2,219	253,453
FGR	420	55	231	26,385
FOP	40	30	12	1,371
FOP	144	30	43	4,912

TOTALS	2,823		2,505	286,120
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	2005
2	0811	CONCRETE B	0 100	0	0	869.00	SF	5.20	5.20	100	2005
3	0877	JACUZZI	0 100	0	0	1.00	UT	3,000.00	3,000.00	100	2007
4	0911	SCRN RM A	0 100	0	0	1,332.00	SF	17.50	17.50	100	2007
5	0861	POOL GUNIT	0 100	0	0	420.00	SF	85.00	85.00	100	2007
6	0845	KOOL DECK	0 100	0	0	972.00	SF	7.25	7.25	100	2007
7	0462	ST/AL FNC	0 100	170	0	680.00	SF	10.00	10.00	100	2012
8	0463	FENCE GATE	0 100	0	0	1.00	UT	300.00	300.00	100	2012
9	0855	CONC PAVER	0 100	0	0	340.00	SF	10.00	10.00	100	2014

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100			0.00	0.00	1.00	LT	1.00



BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

TOTAL OB/XF											
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1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	2005
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1	000100	C	SFR	100			0.00	0.00	1.00	LT	1.00

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											
VALUATION BY										STANDARD	
Tax Group: 4										Tax Dist:	
BUILDING MARKET VALUE										286,120	
TOTAL MARKET OB/XF VALUE										49,439	
TOTAL LAND VALUE - MARKET										65,000	
TOTAL MARKET VALUE										400,559	
SOH/AGL Deduction										129,222	
ASSESSED VALUE										271,337	
TOTAL EXEMPTION VALUE										55,000	
BASE TAXABLE VALUE										216,337	
TOTAL JUST VALUE										400,559	
NCON VALUE										0	
INCOME VALUE											
PREVIOUS YEAR MKT VALUE										313,700	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B25859	REPAIR/RRF	2,600	03/01/2012
B19270	ADDITION	9,728	01/01/2007
B18789	SWIM POOL	29,000	11/01/2006
B13920	NEW CONSTR	0	01/01/2005

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2193/1311	4/27/2018	WD	Q	I	01	320,000	
GRANTOR: BUSH LISA N & EDITH M							
GRANTEE: KRAMER ROBERT ALLAN							
1866/0248	7/01/2013	WD	Q	I	01	290,000	
GRANTOR: PATTERSON TRACY L II							
GRANTEE: BUSH LISA N & EDITH							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2005] W17 FOP=[YR=2005] N8 W18 S8 E18\$ W33 S38											
FGR=[YR=2005] S20 E21 N20 W21\$ E21 S11 E10 FOP=[YR=2005] S4											
E10 N4 W10\$ E19 N49\$.											