

LOT 15
IN OR 2223/98
FLORA PARKE #5 PB 7/335

CHILDRESS BOBBY W & CAROLYN L
32607 SUNNY PARKE DR
FERNANDINA BEACH, FL 32034

2023

26-2N-28-0553-0015-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 60
Interior Floor	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	3	100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units	0	100
Occupancy	00	NONE 100

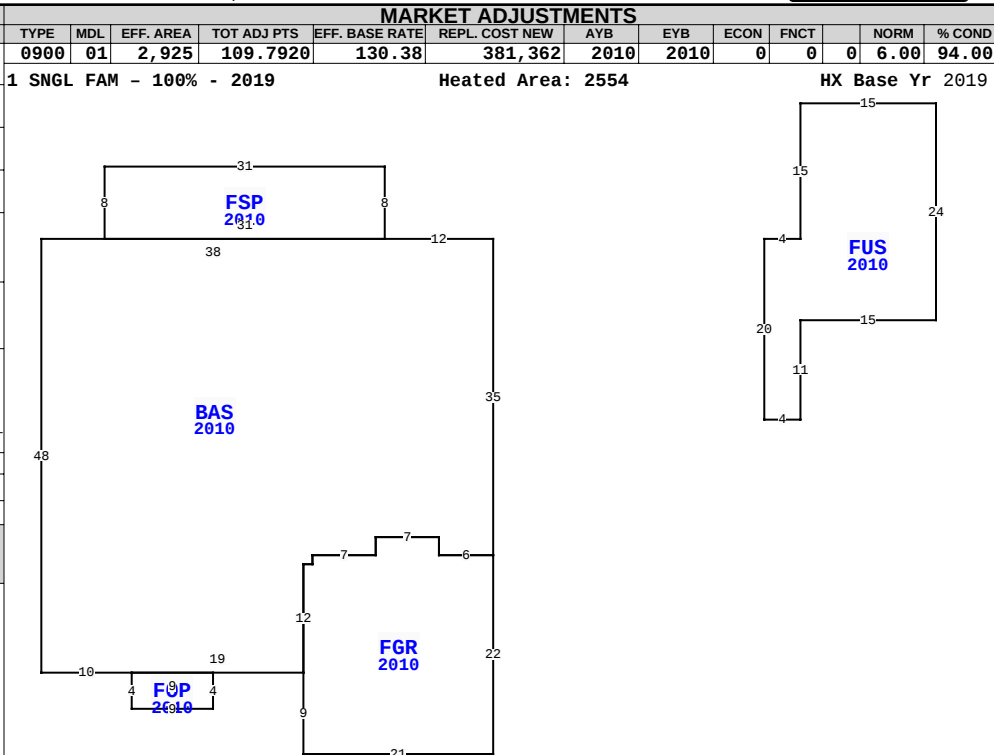
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4041.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,114	100	2,114	259,086
FGR	475	55	261	31,987
FOP	36	30	11	1,348
FSP	248	40	99	12,134
FUS	440	100	440	53,925

TOTALS	3,313		2,925	358,480
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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
1	0811	CONCRETE B	0	100	0	0	597.00	SF	5.20	5.20	100
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100
3	0462	ST/AL FNC	0	100	0	0	488.00	SF	10.00	10.00	100
4	0855	CONC PAVER	0	100	0	0	275.00	SF	10.00	10.00	100

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	000134	C	SFR POND	100		PUD	0.00	0.00	1.00	LT	1.00



BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/22/2023
INC DATE		AG DATE	MLU

TOTAL OB/XF											
12,132											

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		358,480	
TOTAL MARKET OB/XF VALUE		12,132	
TOTAL LAND VALUE - MARKET		65,000	
TOTAL MARKET VALUE		435,612	
SOH/AGL Deduction		208,879	
ASSESSED VALUE		226,733	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		176,733	
TOTAL JUST VALUE		435,612	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		346,936	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C22937	CO ISSUED	0	01/25/2011
M15585	H/AC	0	08/01/2010
P14386	NEW CONSTR	0	08/01/2010
E22815	NEW CONSTR	0	07/01/2010
B0922937	NEW CONSTR	213,312	10/01/2009
R0912133	REPAIR/RRF	3,000	10/01/2009

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD
2223/0098	9/12/2018	WD Q	Q	I	02
GRANTOR: GROSS GORDON D					
GRANTEE: CHILDRESS BOBBY W &					
1982/0088	5/26/2015	WD Q	Q	I	01
GRANTOR: HOWARD SEAN M & SISSY					
GRANTEE: GROSS GORDON D					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2010] W12 FSP=[YR=2010] N8 W31 S8 E31 \$ W38 S48 E10 FOP=[YR=2010] S4 E9 N4 W9 \$ E19 FGR=[YR=2010] S9 E21 N22 W6 N2 W7 S2 W7 S1 W1 S12 \$ N12 E1 N1 E7 N2 E7 S2 E6 N35 \$ PTR= E30 FUS=[YR=2010] E4 N15 E15 S24 W15 S11 W4 N20 \$ W30 \$.											