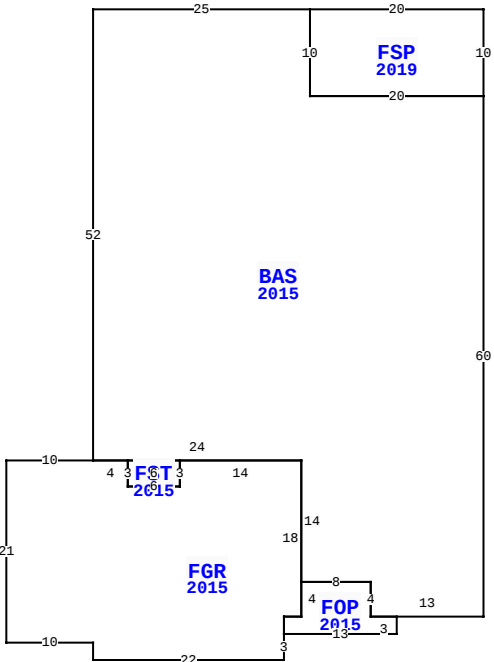


BLADEN ROBERT T JR & HACIE L
32081 JUNIPER PARKE DR
FERNANDINA BEACH, FL 32034

2023



BUILDING CHARACTERISTICS							MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										
ELEMENT	CD	CONSTRUCTION					TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNC1	NORM	% COND	VALUATION SUMMARY								
Exterior Wall	16	WD FR STUC 100					0900	01	2,997	105.1860	124.91	374,355	2015	2015	0	0	0	3.50	96.50								
Roof Structur	03	GABLE/HIP 100					1 SNGL FAM - 100% - 2020										Heated Area: 2486 HX Base Yr 2020										
Roof Cover	03	COMP SHNGL 100																									
Interior Wall	05	DRYWALL 100																									
Interior Floo	14	CARPET 70																									
Interior Floo	11	CLAY TILE 30																									
Air Condition	03	CENTRAL 100																									
Heating Type	04	AIR DUCTED 100																									
Bedrooms		3 100																									
Bathrooms		2.5 100																									
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	2,486	100	2,486	299,658																							
FGR	734	55	404	48,698																							
FOP	58	30	17	2,049																							
FSP	200	40	80	9,643																							
FST	18	55	10	1,205																							
TOTALS		3,496	2,997	361,253																							
EXTRA FEATURES					32081 JUNIPER PARKE DR, FERNANDINA BEACH																						
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												
1	0811	CONCRETE B	0 100	0 0	977.00	SF	5.20	5.20	100	2015	2015	3	96	4,877													
2	0810	CONCRETE A	0 100	15 3	45.00	SF	6.50	6.50	100	2015	2015	3	96	281													
3	0810	CONCRETE A	0 100	3																							