

LOT 162
IN OR 2018/414
FLORA PARKE UNIT #6A PB 8/72

CALDWELL BARBARA
32195 JUNIPER PARKE DR
FERNANDINA BEACH, FL 32034

2023

26-2N-28-0554-0162-0000



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	FNCT	NORM	% COND	PAGE 1 of 1											
Exterior Wall	16	WD FR STUC 100	0900	01	2,880	111.0140	131.83	379,670	2015	2015	0	0	0	3.50	96.50	VALUATION BY STANDARD										
Roof Structur	03	GABLE/HIP 100	1 SNGL FAM - 100% - 2017													Heated Area: 2521										
Roof Cover	03	COMP SHNGL 100														HX Base Yr 2017										
Interior Wall	05	DRYWALL 100																								
Interior Floo	11	CLAY TILE 70																								
Interior Floo	14	CARPET 30																								
Air Condition	03	CENTRAL 100																								
Heating Type	04	AIR DUCTED 100																								
Bedrooms	4	100																								
Bathrooms	3	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	2,521	100	2,521	320,711																						
FGR	385	55	212	26,970																						
FOP	76	30	23	2,926																						
FSP	290	40	116	14,757																						
FST	15	55	8	1,018																						
TOTALS			3,287	2,880	366,382																					
EXTRA FEATURES			32195 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	561.00	SF	5.20	5.20	100	2015	2015	3	96	2,801										
2	0810	CONCRETE A	0	100	25	3	75.00	SF	6.50	6.50	100	2015	2015	3	96	468										
3	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2015	2015	3	97	3,395										
LAND DESCRIPTION			TOTAL OB/XF													6,664										
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		
1	000134	C	SFR POND	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000									
REVIEW DATE 07/22/2020 BY KWA Total Acres: 0.00 Total Land Value: 65,000 Market: 0 Agricultural: 0 Common: 65,000 PRINTED 08/02/2023 BY SYS																										