

PARISI DOMINIC & CAROLANN
1832 VILLAGE COURT
FERNANDINA BEACH, FL 32034

2024

00-SB-30-156V-0042-0000

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	14	CARPET 70		
Interior Floo	11	CLAY TILE 30		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		4 100		
Bathrooms		3.5 100		
Frame	02	WOOD FRAME 100		
Stories	1.	1. 100		
Units		0 100		
Quality	04	Quality Level 04		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA 03		
NEIGHBORHOOD/LOC	3045.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,303	100	2,303	411,021
FGR	551	55	303	54,077
FOP	28	30	8	1,428
FUS	1,150	100	1,150	205,243
PTO	204	5	10	1,785

TOTALS	4,236		3,774	673,553
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MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	11	3,774	132.9372	199.41	752,573	1997	2002	0	0	10.50	89.50

1 SFR CUST - 0% - 2023

Heated Area: 3453

HX Base Yr

The diagram shows a complex polygon representing the building's footprint. It includes several smaller rectangular areas labeled in blue: BAS 1997 (main central area), FGR 1997 (left side extension), FOP 1997 (small central protrusion), PTO 2000 (top left corner), and FUS 2000 (right side extension). Dimensions are provided for various segments of the perimeter.

NAASSA COUNTY PROPERTY

VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 8		Tax Dist:	
BUILDING MARKET VALUE		673,553	
TOTAL MARKET OB/XF VALUE		4,961	
TOTAL LAND VALUE - MARKET		500,000	
TOTAL MARKET VALUE		1,178,514	
SOH/AGL Deduction		80,201	
ASSESSED VALUE		1,098,313	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		1,098,313	
TOTAL JUST VALUE		1,178,514	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		998,466	

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2593/0681	9/26/2022	WD	Q	I	01	1,075,000

GRANTOR: HALE JOSEPH H

GRANTEE: PARISI DOMINIC & CA

2390/1429 9/04/2020 WD Q I 02 850,000

GRANTOR: JANE R SCALAN TRUST

GRANTEE: HALE JOSEPH H

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1997] W25 PTO=[YR=2000] N12 W17 S12 E17 \$ W35 S25
FGR=[YR=1997] S25 E23 N22 W8 N3 W15 \$ E15 S3 E8 S19 E8 U3
R3 FOP=[YR=1997] E7 N4 W7S4 \$ N4 E7 S7 R3 D3 E8 U3 R3
N3 E5 N44 \$ PTR= E15 FUS=[YR=2000] E23 S50 W23 N50 \$ W15 \$.

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000133	C	SFR LAKE	0	0003	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	500,000.00	500,000.00	500,000							

TOTAL OB/XF

4,961

REVIEW DATE

01/14/2021

BY KBA

Total Acres: 0.00

Total Land Value: 500,000

Market: 0

Agricultural: 0

Common: 500,000

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