

LOT 3
IN OR 2006/1616
FLORA PARKE PB 6/137-139

GREENSTREET ROBERT J & NANCY
24128 FLORA PARKE BLVD
FERNANDINA BEACH, FL 32034

2024

25-2N-28-0550-0003-0000



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	11	CLAY TILE 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

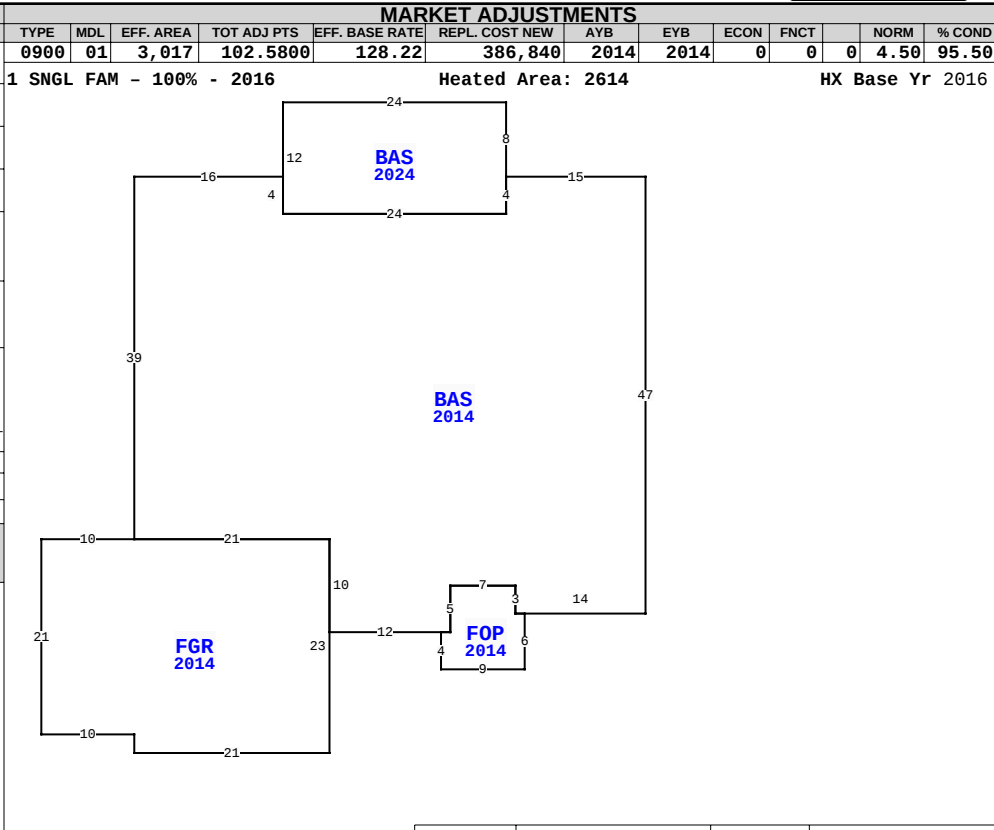
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4041.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,326	100	2,326	284,819
BAS	288	100	288	35,265
FGR	693	55	381	46,654
FOP	73	30	22	2,694

TOTALS	3,380		3,017	369,432
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0810	CONCRETE A	0	100	0	0	1,362.00	SF	6.50
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
3	0855	CONC PAVER	0	100	0	0	128.00	SF	10.00
4	0911	SCRN RM A	0	100	0	0	128.00	SF	17.50
5	0476	VF 6 SBPL	0	100	0	0	108.00	LF	32.00
6	0470	VNYL GATE	0	100	0	0	1.00	UT	300.00

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



24128 FLORA PARKE BLVD, FERNANDINA BEACH

TOTAL OB/XF									
18,037									

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		369,432	
TOTAL MARKET OB/XF VALUE		18,037	
TOTAL LAND VALUE - MARKET		75,000	
TOTAL MARKET VALUE		462,469	
SOH/AGL Deduction		257,778	
ASSESSED VALUE		204,691	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		154,691	
TOTAL JUST VALUE		462,469	
NCON VALUE		-4,116	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		439,977	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1632637	SCRN ROOM	3,040	07/01/2016
B1328098	CO ISSUED	0	06/17/2014
B1328098	NEW CONSTR	288,557	12/01/2013

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD
2006/1616	9/29/2015	WD Q	Q	I	02
GRANTOR: JOURDAIN CYNTHIA DIAN					
GRANTEE: GREENSTREET ROBERT					
1953/0389	12/01/2014	WD Q	Q	I	02
GRANTOR: SEDA CONSTRUCTION COM					
GRANTEE: JOURDAIN CYNTHIA DI					

BUILDING NOTES					
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BUILDING DIMENSIONS					
BAS=[YR=2014;ORIG=0,0] W15 S4 W24 N4 W16 S39 E21 S10 E12 E1 N5 E7 S3 E14 N47 \$					
FGR=[YR=2014;ORIG=-55,39] W10 S21 E10 S2 E21 N23 W21 \$					
BAS=[YR=2024;ORIG=-15,0] N8 W24 S12 E24 N4 \$					
FOP=[YR=2014;ORIG=-22,49] S4 E9 N6 W1 N3 W7 S5 W1 \$					