

LOT 29
IN OR 2089/1302
FLORA PARKE PB 6/137-139

RESHARD ALFRED & JANE
23917 FLORA PARKE BLVD
FERNANDINA BEACH, FL 32034

2024

25-2N-28-0550-0029-0000



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 90
Interior Floo	14	CARPET 10
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	

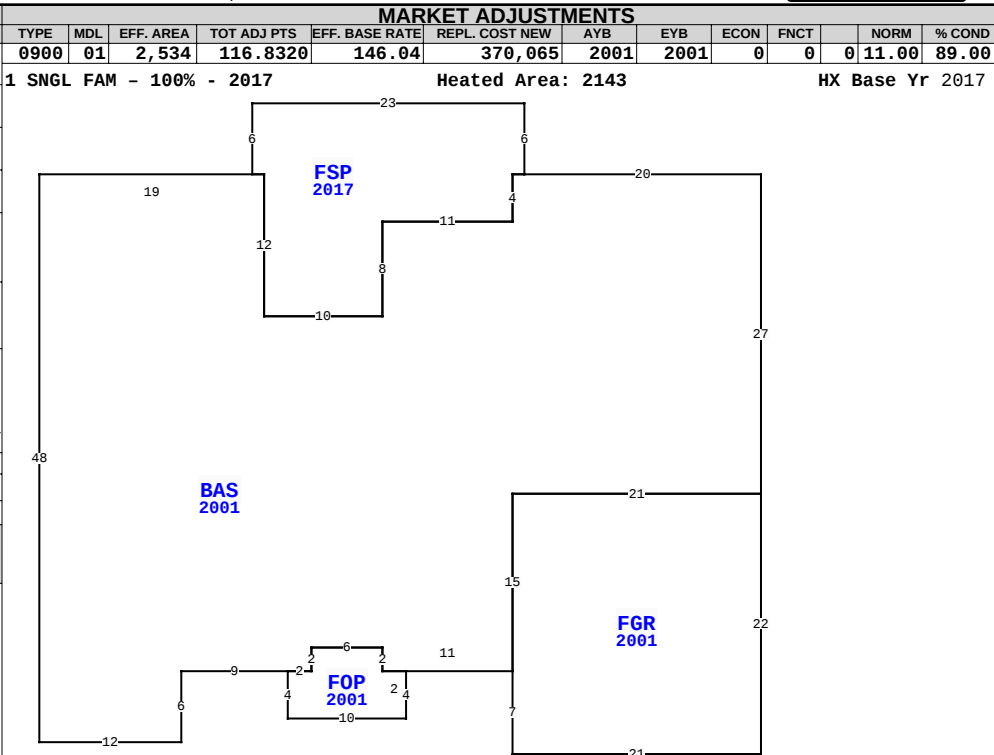
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,143	100	2,143	278,538
FGR	462	55	254	33,014
FOP	52	30	16	2,080
FSP	302	40	121	15,727

TOTALS	2,959		2,534	329,358
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	
2	0811	CONCRETE B	0	100	0	0	921.00	SF	5.20	5.20	
3	0476	VF 6 SBPL	0	100	0	0	48.00	LF	32.00	32.00	

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

REVIEW DATE	01/06/2023	BY	DJA
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23917 FLORA PARKE BLVD, FERNANDINA BEACH	BLD DATE	LGL DATE	04/08/2024	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

TOTAL OB/XF											
7,789											

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7,789											

Total Acres: 0.00	Total Land Value: 75,000	Market: 0	Agricultural: 0	Common: 75,000
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NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		329,358	
TOTAL MARKET OB/XF VALUE		7,789	
TOTAL LAND VALUE - MARKET		75,000	
TOTAL MARKET VALUE		412,147	
SOH/AGL Deduction		176,194	
ASSESSED VALUE		235,953	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		185,953	
TOTAL JUST VALUE		412,147	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		387,603	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R2104087	ROOF	13,500	04/05/2021
M014992	H/AC	0	04/01/2001

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2089/1302	12/16/2016	WD	Q	I	01
GRANTOR: WOLF DAVID M & BARBAR					224,500
GRANTEE: RESHARD ALFRED & JA					
1903/1976	2/14/2014	WD	Q	I	02
GRANTOR: BRUNETTI WILLIE D & M					224,900
GRANTEE: WOLF DAVID M & BARB					

BUILDING NOTES					
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BUILDING DIMENSIONS					
BAS=[YR=2001] W20 FSP=[YR=2017] N6 W23 S6 E1 S12 E10 N8 E11 N4 E1 \$ W1 S4 W11 S8 W10 N12 W19 S48 E12 N6 E9 FOP=[YR=2001] S4 E10 N4 W2 N2 W6 S2 W2 \$ E2 N2 E6 S2 E11 FGR=[YR=2001] S7 E21 N22 W21 S15 \$ N15 E21 N27 \$.					