

LOT 35
IN OR 2017/1693
FLORA PARKE #3 PB 6/402

SALVATORE SHARON A
32409 GRAND PARKE BLVD
FERNANDINA BEACH, FL 32034

2024

25-2N-28-0551-0035-0000



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	16	WD FR STUC 100		
Roof Structure	03	GABLE/HIP 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	13	LVT/LAMMT 60		
Interior Floor	14	CARPET 40		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		3 100		
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	1,928	100	1,928	237,276
FGR	400	55	220	27,075
FOP	96	30	29	3,569
FOP	100	30	30	3,692
TOTALS	2,524		2,207	271,612

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,207	107.0160	133.77	295,230	2005	2007	0	0	0	8.00	92.00

1 SNGL FAM - 100% - 2016

Heated Area: 1928

HX Base Yr 2016

12

8

FOP
2005
12

8

34

18

BAS
2005

45

25

20

FGR
2005

20

20

13

FOP
2005

3

4

22

BLD DATE

XF DATE

LGL DATE

LAND DATE

04/08/2024

MLU