LOT 64
FLORA PARKE #3 PB 6/402

ROGERS XIMENA & DARRIN
33073 SUNNY PARKE CIRCLE
FERNANDINA BEACH, FL 32034

2024

25-2N-28-0551-0064-0000

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		3 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

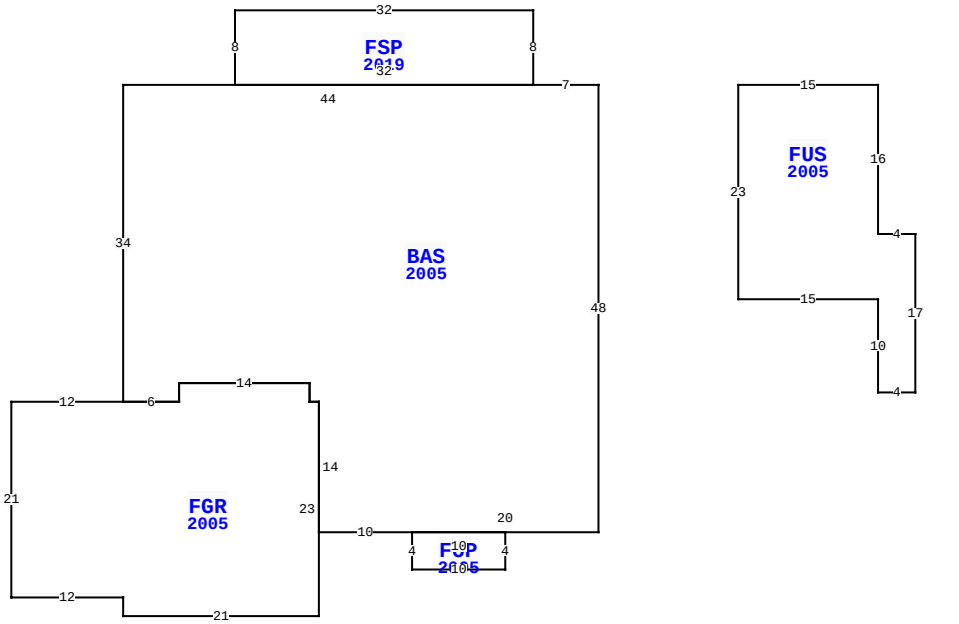
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4041.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,126	100	2,126	251,196
FGR	763	55	420	49,625
FOP	40	30	12	1,418
FSP	256	40	102	12,052
FUS	413	100	413	48,798
TOTALS	3,598		3,073	363,088

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	3,073	103.8680	129.84	398,998	2005	2005	0	0	0	9.00	91.00

1 SNGL FAM – 100% - 2021 Heated Area: 2539 HX Base Yr 2021



33073 SUNNY PARKE CIR, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/08/2024 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		363,088
TOTAL MARKET OB/XF VALUE		29,131
TOTAL LAND VALUE - MARKET		75,000
TOTAL MARKET VALUE		467,219
SOH/AGL Deduction		142,009
ASSESSED VALUE		325,210
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		275,210
TOTAL JUST VALUE		467,219
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		442,832

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B25819	REPAIR/RRF	4,454	03/01/2012
B22841	SWIM POOL	25,000	09/01/2009
E14812	ELEC OTHER	2,000	04/01/2005
R07429	REPAIR/RRF	2,800	04/01/2005
P09307	OTHER	0	04/01/2005
B14923	NEW CONSTR	189,526	04/01/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2373/1856	7/02/2020	WD	Q	I	01	385,000
GRANTOR: BERG JAMES EBERT						
GRANTEE: ROGERS XIMENA & DAR						
2055/1116	6/29/2016	WD	Q	I	01	349,000
GRANTOR: ABSHIER RICHARD G & P						
GRANTEE: BERG JAMES EBERT						

BUILDING NOTES

EXTRA FEATURES

LN	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	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2005	2005	3	89	1,780	
2	0811	CONCRETE B	0	100	0	0	777.00	SF	5.20	5.20	100	2005	2005	3	86	3,475	
3	0911	SCRN RM A	0	100	0	0	672.00	SF	17.50	17.50	100	2009	2009	3	40	4,704	
4	0861	POOL GUNIT	0	100	0	0	360.00	SF	85.00	85.00	100	2009	2009	3	56	17,136	
5	0845	KOOL DECK	0	100	0	0	312.00	SF	7.25	7.25	100	2009	2009	3	90	2,036	

BUILDING DIMENSIONS

BAS=[YR=2005] W7 FSP=[YR=2019] N8 W32 S8 E32$ W44 S34
FGR=[YR=2005] W12 S21 E12 S2 E21 N23 W1 N2 W14 S2 W6 $ E6 N2
E14 S2 E1 S14 E10 FOP=[YR=2005] S4 E10 N4 W10$ E20 N48 $ PTR=
E15 FUS=[YR=2005] E15 S16 E4 S17 W4 N10 W15 N23$ W15$.

LAND DESCRIPTION

TOTAL OB/XF 29,131

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	75,000.00	75,000.00	75,000							

REVIEW DATE 05/11/2020 BY KWA Total Acres: 0.00 Total Land Value: 75,000 Market: 0 Agricultural: 0 Common: 75,000 PRINTED 08/06/2024 BY SYS