

LOT 13
ESMT OR 1450/699
FLORA PARKE #4 PB 7/137

TENNEY MOLLY G L/E/
32419 POND PARKE PLACE
FERNANDINA BEACH, FL 32034

2024

26-2N-28-0552-0013-0000



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	14	CARPET 70
Interior Floor	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
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	2,490	100	2,490	296,382
FGR	484	55	266	31,662
FOP	87	30	26	3,095
FOP	192	30	58	6,903
FUS	328	100	328	39,041
USP	250	30	75	8,927

TOTALS	3,831		3,243	386,011
--------	-------	--	-------	---------

EXTRA FEATURES		
L N	OB/XF CODE	DESCRIPTION

L N	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	0811	CONCRETE B	0	100	0	0	582.00	SF	5.20	5.20	100	2006	2006	3	87	2,633	
2	0810	CONCRETE A	0	100	29	3	87.00	SF	6.50	6.50	100	2006	2006	3	87	492	
3	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2006	2006	3	90	1,800	
4	0855	CONC PAVER	0	100	3	10	30.00	SF	10.00	10.00	100	2011	2011	3	92	276	
5	0861	POOL GUNIT	0	100	0	0	448.00	SF	85.00	85.00	100	2018	2018	3	87	33,130	
6	0911	SCRN RM A	0	100	0	0	1,008.00	SF	17.50	17.50	100	2018	2018	3	82	14,465	
7	0855	CONC PAVER	0	100	0	0	560.00	SF	10.00	10.00	100	2018	2018	3	97	5,432	
8	0871	POOL HTR R	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2018	2018	3	82	1,640	

LAND DESCRIPTION			TOTAL OB/XF 59,868														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE
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	05/31/2024	BY	KBA	Total Acres:	0.00	Total Land Value:	75,000	Market:	0	Agricultural:	0	Common:	75,000	PRINTED 08/06/2024 BY SYS
-------------	------------	----	-----	--------------	------	-------------------	--------	---------	---	---------------	---	---------	--------	---------------------------

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	3,243	102.9480	128.68	417,309	2006	2008	0	0		7.50	92.50

1 SNGL FAM - 100% - 2013

Heated Area: 2818

HX Base Yr 2013

The floor plan diagram shows a layout of rooms with dimensions. The rooms are labeled in blue text: USP 2011, FOP 2006, BAS 2006, FOP 2006, and FGR 2006. The dimensions are as follows: USP 2011 (25x10), FOP 2006 (25x4), BAS 2006 (49x15), FOP 2006 (7x5), and FGR 2006 (22x22). The diagram also shows a central corridor and other smaller rooms with dimensions.

The floor plan diagram shows a room labeled FUS 2006 in blue text. The dimensions are 18x15. The room has a central corridor and other smaller rooms with dimensions.