LOT 26
IN OR 1684/948
FLORA PARKE #4 PB 7/137

DELIZ GEORGE F/PHELPS DOLORES K
32432 POND PARKE PL
FERNANDINA BEACH, FL 32034

2024

26-2N-28-0552-0026-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		4 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

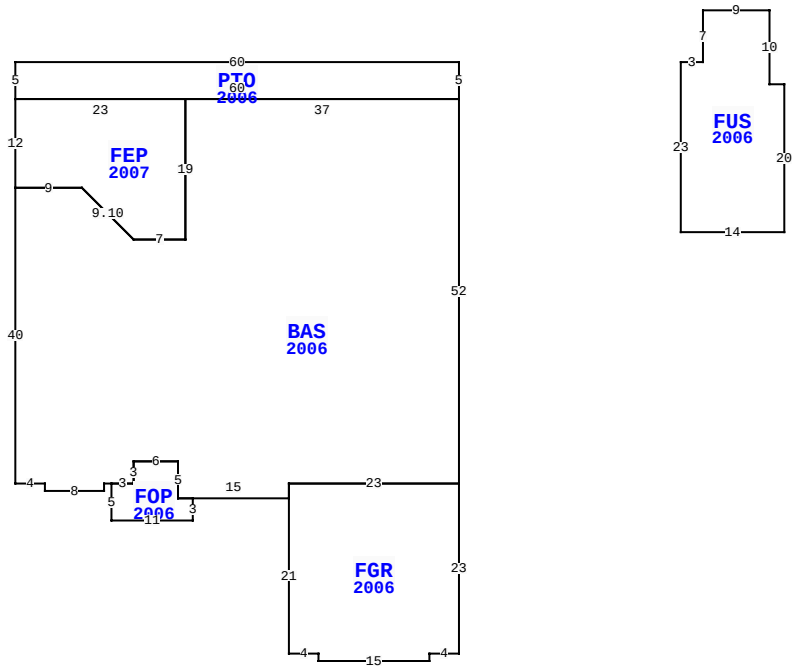
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4041.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,791	100	2,791	333,852
FEP	350	80	280	33,492
FGR	544	55	299	35,765
FOP	69	30	21	2,512
FUS	379	100	379	45,335
PTO	300	5	15	1,795
TOTALS	4,433		3,785	452,751

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	3,785	107.8200	134.78	510,142	2006	2008	0	0	0	11.25	88.75

1 SNGL FAM – 100% - 2011 Heated Area: 3170 HX Base Yr 2011



32432 POND PARKE PL, FERNANDINA BEACH

BLD DATE			LGL DATE		
XF DATE	02/01/2007	PH	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		452,751
TOTAL MARKET OB/XF VALUE		14,770
TOTAL LAND VALUE - MARKET		75,000
TOTAL MARKET VALUE		542,521
SOH/AGL Deduction		236,454
ASSESSED VALUE		306,067
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		256,067
TOTAL JUST VALUE		542,521
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		514,098

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B2109184	1 DOOR	4,655	07/14/2021
R2008790	WINDOWS	3,673	10/01/2020
B1809302	HURRICANE SCREENS	8,908	12/01/2018
B20733	XFOB	7,000	11/01/2007
B20395	ADDITION	20,729	08/01/2007
M11504	H/AC	0	05/01/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1684/0948	6/15/2010	WD	Q	I	01	327,000
GRANTOR: MORRIS GEORGE B & ROS						
GRANTEE: DELIZ GEORGE F & DO						
1446/1357	9/22/2006	WD	Q	I		438,900
GRANTOR: SEDA CONSTRUCTION COM						
GRANTEE: MORRIS GEORGE B & R						

BUILDING NOTES

BUILDING DIMENSIONS

PTO=[YR=2006] W60 S5 FEP=[YR=2007] S12 BAS=[YR=2006] S40 E4 S1 E8 N1 E1 FOP=[YR=2006] S5 E11 N3 W2 N5 W6 S3 W3 $ E3 N3 E6 S5 E15 FGR=[YR=2006] S21 E4 S1 E15 N1 E4 N23 W23 S2 $ N2 E23 N52 W37 S19 W7 U7 L7 W9 $ E9 D7 R7 E7 N19 W23 $ E60N5 $ PTR= E30 FUS=[YR=2006] E3 N7 E9 S10 E2 S20 W14 N23 $ W30 $.

EXTRA FEATURES

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	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2006	2006	3	90	1,800	
2	0810	CONCRETE A	0	100	0	0	1,275.00	SF	6.50	6.50	100	2006	2006	3	87	7,210	
3	0462	ST/AL FNC	0	100	0	0	1,200.00	SF	10.00	10.00	100	2007	2007	3	48	5,760	

LAND DESCRIPTION

TOTAL OB/XF 14,770

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	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 05/17/2021 BY KWX Total Acres: 0.00 Total Land Value: 75,000 Market: 0 Agricultural: 0 Common: 75,000 PRINTED 08/06/2024 BY SYS