



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		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

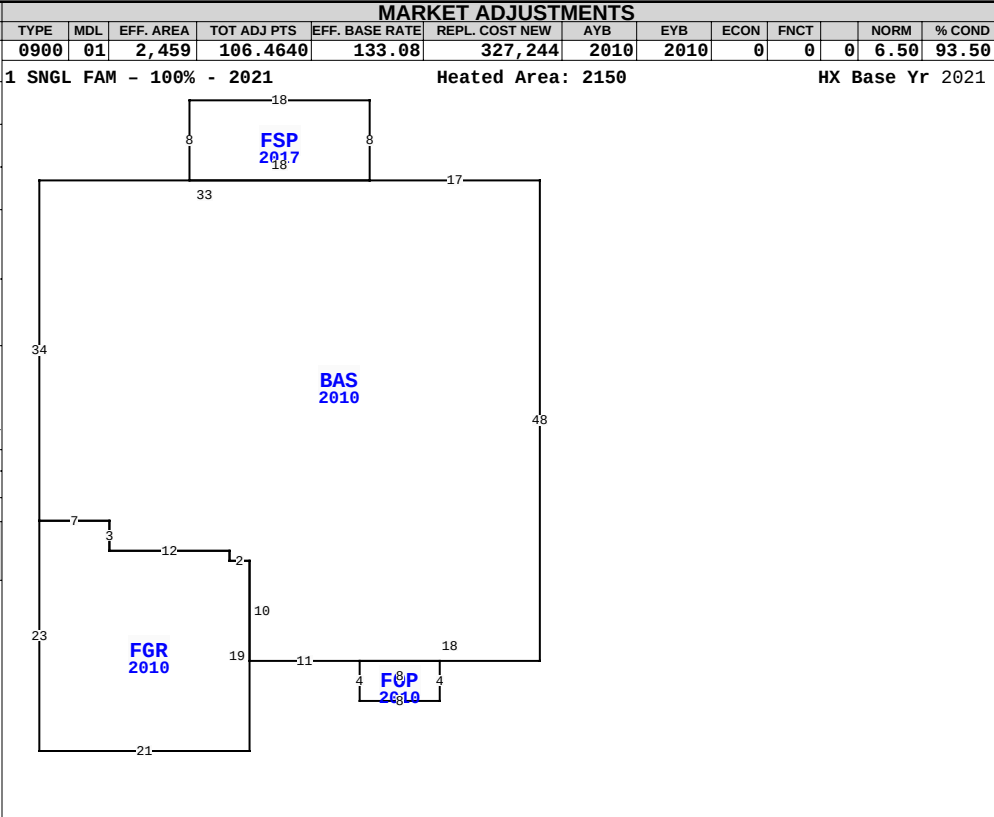
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04

NEIGHBORHOOD/LOC 4041.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,150	100	2,150	267,524
FGR	439	55	241	29,987
FOP	32	30	10	1,244
FSP	144	40	58	7,217

TOTALS	2,765		2,459	305,973
--------	-------	--	-------	---------

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100
2	0811	CONCRETE B	0	100	0	0	668.00	SF	5.20	5.20	100
3	0855	CONC PAVER	0	100	0	0	416.00	SF	10.00	10.00	100
4	0861	POOL GUNIT	0	100	0	0	364.00	SF	85.00	85.00	100
5	0462	ST/AL FNC	0	100	0	0	648.00	SF	10.00	10.00	100

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000134	C	SFR POND	100	0003	PUD	0.00	0.00	1.00	LT	



32534 SUNNY PARKE DR, FERNANDINA BEACH	BLD DATE	LGL DATE	04/08/2024	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2010	2010	3	94	3,290	
2	0811	CONCRETE B	0	100	0	0	668.00	SF	5.20	5.20	100	2010	2010	3	91	3,161	
3	0855	CONC PAVER	0	100	0	0	416.00	SF	10.00	10.00	100	2011	2011	3	92	3,827	
4	0861	POOL GUNIT	0	100	0	0	364.00	SF	85.00	85.00	100	2011	2011	3	64	19,802	
5	0462	ST/AL FNC	0	100	0	0	648.00	SF	10.00	10.00	100	2011	2011	3	64	4,147	

TOTAL OB/XF											
34,227											

NASSAU COUNTY PROPERTY											
PAGE 1 of 1											
VALUATION SUMMARY											
STANDARD											
VALUATION BY											
Tax Group: 4 Tax Dist:											
BUILDING MARKET VALUE 305,973											
TOTAL MARKET OB/XF VALUE 34,227											
TOTAL LAND VALUE - MARKET 75,000											
TOTAL MARKET VALUE 415,200											
SOH/AGL Deduction 126,424											
ASSESSED VALUE 288,776											
TOTAL EXEMPTION VALUE HX HB 50,000											
BASE TAXABLE VALUE 238,776											
TOTAL JUST VALUE 415,200											
NCON VALUE 0											
INCOME VALUE											
PREVIOUS YEAR MKT VALUE 393,038											

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B25015	SWIM POOL	15,000	08/01/2011
C23266	CO ISSUED	0	07/01/2010
B23266	NEW CONSTR	273,300	02/01/2010
E22419	ELEC OTHER	0	02/01/2010
P14145	OTHER	0	02/01/2010

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2359/1811	5/07/2020	WD	Q	I	01	350,000	
GRANTOR: WARD PEGGY G							
GRANTEE: WALKER KIMBERLY LYNN							
1742/0644	5/31/2011	WD	Q	I	01	212,000	
GRANTOR: SEDA CONSTRUCTION COM							
GRANTEE: WARD PEGGY G							

BUILDING NOTES											
----------------	--	--	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS											
BAS=[YR=2010] W17 FSP=[YR=2017] N8 W18 S8 E18 \$ W33 S34											
FGR=[YR=2010] S23 E21 N19 W2 N1 W12 N3 W7 \$ E7 S3 E12 S1 E2											
S10 E11 FOP=[YR=2010] S4 E8 N4 W8 \$ E18 N48 \$.											