



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	11	CLAY TILE 60
Interior Floor	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
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	2,486	100	2,486	331,480
FGR	737	55	405	54,002
FOP	62	30	19	2,533
FOP	200	30	60	8,001
FST	15	55	8	1,066
TOTALS	3,500		2,978	397,083

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	0855	CONC PAVER	0 100	13	3	39.00	SF	10.00	10.00	100	2019	2019	3	98	382	
2	0855	CONC PAVER	0 100	0	0	796.00	SF	10.00	10.00	100	2019	2019	3	98	7,801	
3	0911	SCRN RM A	0 100	45	20	900.00	SF	17.50	17.50	100	2020	2020	3	90	14,175	
4	0861	POOL GUNIT	0 100	24	12	288.00	SF	85.00	85.00	100	2020	2020	3	93	22,766	
5	0871	POOL HTR R	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	2020	2020	3	90	1,800	
6	0855	CONC PAVER	0 100	0	0	690.00	SF	10.00	10.00	100	2020	2020	3	99	6,831	
7	0462	ST/AL FNC	0 100	275	0	1,100.00	SF	10.00	10.00	100	2020	2020	3	93	10,230	
8	0463	FENCE GATE	0 100	0	0	2.00	UT	300.00	300.00	100	2020	2020	3	96	576	

LAND DESCRIPTION			TOTAL OB/XF 64,561													
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
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

MARKET ADJUSTMENTS									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT
0900	01	2,978	108.8520	136.06	405,187	2019	2019	0	0
1 SNGL FAM - 100% - 2020 Heated Area: 2486 HX Base Yr 2020									
BLD DATE XF DATE INC DATE									
LGL DATE LAND DATE AG DATE									
04/08/2024 MLU									

32501 WILLOW PARKE CIR, FERNANDINA BEACH									
--	--	--	--	--	--	--	--	--	--

NASSAU COUNTY PROPERTY				PAGE 1 of 1	4
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE				397,083	
TOTAL MARKET OB/XF VALUE				64,561	
TOTAL LAND VALUE - MARKET				75,000	
TOTAL MARKET VALUE				536,644	
SOH/AGL Deduction				186,604	
ASSESSED VALUE				350,040	
TOTAL EXEMPTION VALUE		HX HB VX DX		60,000	
BASE TAXABLE VALUE				290,040	
TOTAL JUST VALUE				536,644	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				510,061	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E2010844	SOLAR PANELS	27,701	11/06/2020
B203241	SWIM POOL	82,460	04/30/2020
C190970	CO ISSUED	0	08/02/2019
B190970	NEW CONSTR	342,757	02/01/2019

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
2308/0823	9/27/2019	WD Q	Q	I	01
GRANTOR: SEDA CONSTRUCTION COM					SALE PRICE
GRANTEE: BOOTH TIMOTHY J & L					376,200
GRANTOR: FLORA PARKE DEVELOPME					
GRANTEE: SEDA CONSTRUCTION C					

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

BUILDING DIMENSIONS					
FOP=[YR=2019] W20 BAS=[YR=2019] W25 S52 FGR=[YR=2019] W10 S21 E10 S2 E22 N5 E1 FOP=[YR=2019] S3 E10 N3 W1 N4 W8 S4 W1\$ E1 N18 W14 FST=[YR=2019] W5 S3 E5 N3\$ S3 W5 N3 W5\$ E24 S14 E8 S4 E13 N60 W20 N10\$ S10 E20 N10\$.					