



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	11	CLAY TILE 50
Interior Floo	14	CARPET 50
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	2,154	100	2,154	281,640
FGR	537	55	295	38,572
FOP	57	30	17	2,222
FOP	210	30	63	8,238

TOTALS	2,958		2,529	330,672
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	2015
2	0810	CONCRETE A	0 100	0	0	612.00	SF	6.50	6.50	100	2015
3	0861	POOL GUNIT	0 100	0	0	242.00	SF	85.00	85.00	100	2015
4	0911	SCRN RM A	0 100	0	0	1,042.00	SF	17.50	17.50	100	2015
5	0855	CONC PAVER	0 100	0	0	962.00	SF	10.00	10.00	100	2015

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	000100	C	SFR	100		PUD	0.00	0.00	1.00	LT	1.00

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,529	108.9600	136.20	344,450	2015	2015	0	0	4.00	96.00
1 SNGL FAM - 100% - 2023 Heated Area: 2154 HX Base Yr											
BLD DATE 10/09/2015 KK LGL DATE 04/08/2024 MLU											

32149 JUNIPER PARKE DR, FERNANDINA BEACH	
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TOTAL OB/XF											
45,123											

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 1	
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		330,672	
TOTAL MARKET OB/XF VALUE		45,123	
TOTAL LAND VALUE - MARKET		75,000	
TOTAL MARKET VALUE		450,795	
SOH/AGL Deduction		10,595	
ASSESSED VALUE		440,200	
TOTAL EXEMPTION VALUE		13	440,200
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		450,795	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		427,379	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1531018	SCRNRM	30,038	08/01/2015
B1530942	SWIM POOL	33,705	08/01/2015
B1429253	C0 ISSUED	0	04/02/2015
B1429253	NEW CONSTR	260,451	08/01/2014

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
2383/1337	8/03/2020	WD	Q	I	02
GRANTOR: CASTAGNOLA MICHAEL					
GRANTEE: RODRIGUEZ JUAN & YA					
1976/1977	4/10/2015	WD	Q	I	01
GRANTOR: SEDA CONSTRUCTION COM					
GRANTEE: CASTAGNOLA MICHAEL					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2015] W15 FOP=[YR=2015] N10 W21 S10 E21 \$ W35 S47 E12 FOP=[YR=2015] S6 E8 N3 W1 N5 W6 S2 W1 \$ E1 N2 E6 S5 E11 FGR=[YR=2015] S13 E20 N30 W13 S9 W7 S8 \$ N8 E7 N9 E13 N33 \$.											