LOT 235
IN OR 2234/76
FLORA PARKE UNIT 7A PBK 8/128

ICKES WILLIAM N JR & BARBARA F
33717 IVY PARKE PL
FERNANDINA BEACH, FL 32034

2024

26-2N-28-0555-0235-0000

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 100
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

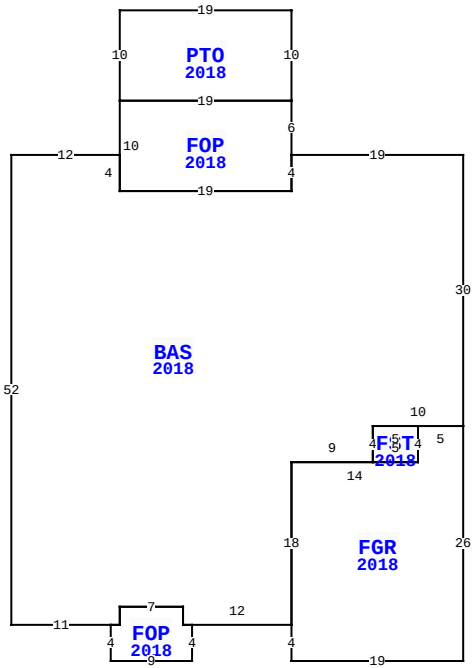
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4041.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,128	100	2,128	298,771
FGR	438	55	241	33,836
FOP	50	30	15	2,106
FOP	190	30	57	8,003
FST	20	55	11	1,544
PTO	190	5	10	1,404
TOTALS	3,016		2,462	345,665

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,462	115.2000	144.00	354,528	2018	2018	0	0	0	2.50	97.50

1 SNGL FAM – 100% - 2019 Heated Area: 2128 HX Base Yr 2019



33717 IVY PARKE PL, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		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		345,665
TOTAL MARKET OB/XF VALUE		3,155
TOTAL LAND VALUE - MARKET		75,000
TOTAL MARKET VALUE		423,820
SOH/AGL Deduction		143,727
ASSESSED VALUE		280,093
TOTAL EXEMPTION VALUE	HX HB VX	55,000
BASE TAXABLE VALUE		225,093
TOTAL JUST VALUE		423,820
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		398,254

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1805060	CO ISSUED	0	10/17/2018
B1805060	NEW CONSTR	280,739	05/18/2018

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2234/0076	10/30/2018	WD	Q	I	02	279,200

GRANTOR: SEDA CONSTRUCTION COM
GRANTEE: ICKES WILLIAM N JR

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2018] W19 FOP=[YR=2018] N6 PTO=[YR=2018] N10 W19 S10 E19$ W19 S10 E19 N4$ S4 W19 N4 W12 S52 E11 FOP=[YR=2018] S4 E9 N4 W1 N2 W7 S2 W1$ E1 N2 E7 S2 E12 FGR=[YR=2018] S4 E19 N26 W5 FST=[YR=2018] W5 S4 E5 N4$ S4 W14 S18$ N18 E9 N4 E10 N30$.

EXTRA FEATURES

LN	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	558.00	SF	5.20	5.20	100	2018	2018	3	97	2,815	
2	0810	CONCRETE A	0	100	0	0	54.00	SF	6.50	6.50	100	2018	2018	3	97	340	

LAND DESCRIPTION

TOTAL OB/XF 3,155

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	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 05/31/2024 BY KBA Total Acres: 0.00 Total Land Value: 75,000 Market: 0 Agricultural: 0 Common: 75,000 PRINTED 08/06/2024 BY SYS