

LOT 189
IN OR 2239/1171
FLORA PARKE UNIT 6B PBK 8/283

PARKER JAMES W & MOLLY S
32371 FERN PARK WAY
FERNANDINA BEACH, FL 32034

2024

26-2N-28-0556-0189-0000



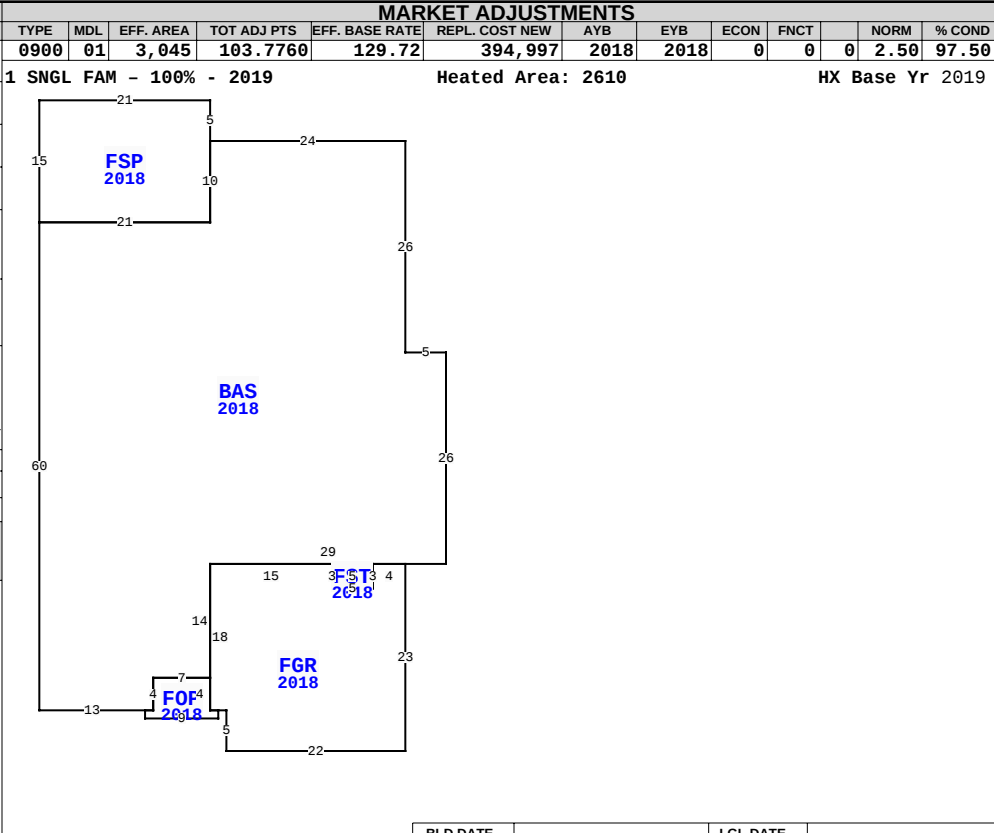
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	2,610	100	2,610	330,105
FGR	527	55	290	36,679
FOP	37	30	11	1,391
FSP	315	40	126	15,936
FST	15	55	8	1,012
TOTALS	3,504		3,045	385,122

TOTALS		3,504				3,045		385,122	
EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION		BLD	CAP	L	W		
1	0811	CONCRETE B		0	100	0	0		
2	0810	CONCRETE A		0	100	0	0		

LAND DESCRIPTION					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D
1	000134	C	SFR POND	100	



32371 FERN PARKE WAY, FERNANDINA BEACH

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

04/08/2024 MLU

TOTAL OB/XF													
3,088													

NASSAU COUNTY PROPERTY									
PAGE 1 of 1									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					385,122				
TOTAL MARKET OB/XF VALUE					3,088				
TOTAL LAND VALUE - MARKET					75,000				
TOTAL MARKET VALUE					463,210				
SOH/AGL Deduction					323,484				
ASSESSED VALUE					139,726				
TOTAL EXEMPTION VALUE					50,000				
BASE TAXABLE VALUE					89,726				
TOTAL JUST VALUE					463,210				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					435,850				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1805547	CO ISSUED	0	11/15/2018
B1805547	NEW CONSTR	344,297	06/01/2018

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
2239/1171	11/27/2018	WD	Q	I	02	379,300			
GRANTOR:SEDA CONSTRUCTION COM									
GRANTEE:PARKER JAMES W & MO									
2204/1277	6/15/2018	WD	U	V	30	74,000			
GRANTOR:FLORA PARKE DEVELOPME									
GRANTEE:SEDA CONSTRUCTION C									

BUILDING NOTES									
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BUILDING DIMENSIONS

BAS=[YR=2018] W24 FSP=[YR=2018] N5 W21 S15 E21 N10\$ S10 W21 S60 E13 FOP=[YR=2018] S1 E9 N1 FGR=[YR=2018] E1 S5 E22 N23 W4 FST=[YR=2018] W5 S3 E5 N3 \$ S3 W5 N3 W15 S18 E1\$ W1 N4 W7 S4 W1\$ E1 N4 E7 N14 E29 N26 W5 N26\$.