

ROBERTS JASON & ANNE
33281 SUNNY PARKE CIR
FERNANDINA BEACH, FL 32034

25-2N-28-0551-0073-0000

BUILDING CHARACTERISTICS

ELEMENT CD CONSTRUCTION

Exterior Wall 03 WD FR STUC 100
Roof Structure 08 GABLE/HIP 100
Roof Cover 05 COMP SHNGL 100
Interior Wall 09 DRYWALL 90
Interior Wall 08 DECORATIVE 10
Interior Floor 14 CARPET 70
Interior Floor 11 CLAY TILE 30
Air Condition 03 CENTRAL 100
Heating Type 04 AIR DUCTED 100
Bedrooms 4 100
Bathrooms 3 100

Frame Stories Units 02 WOOD FRAME 100
1. 1. 100
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	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,201	100	2005	2,201	288,766
FGR	462	55	2005	254	33,324
FOP	78	30	2005	23	3,017
FOP	264	30	2005	79	10,365

TOTALS	3,005			2,557	335,473
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MARKET ADJUSTMENTS

TYPE MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND

0900 01 2,557 109.8240 144.97 370,688 2005 2005 0 0 9.50 90.50

1 SNGL FAM - 100% - 2018 Heated Area: 2201 HX Base Yr 2018

The site plan shows a rectangular lot measuring 35 units by 40 units. The building footprint consists of several interconnected rectangles. Key dimensions include setbacks of 13, 18, 21, 22, 25, and 33 feet from various boundaries. Specific areas are labeled: BAS 2005 (Basement), FGR 2005 (Front Yard Green Space), and FOP 2005 (Front Office Porch). Other labels include 'FOP 2005' and 'BAS 2005' in blue text.

NASSAU COUNTY PROPERTY

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VALUATION BY STANDARD

Tax Group: 4 Tax Dist:

BUILDING MARKET VALUE 335,473

TOTAL MARKET OB/XF VALUE 56,433

TOTAL LAND VALUE - MARKET 85,000

TOTAL MARKET VALUE 476,906

SOH/AGL Deduction 167,905

ASSESSED VALUE 309,001

TOTAL EXEMPTION VALUE HX HB 50,722

BASE TAXABLE VALUE 258,279

TOTAL JUST VALUE 476,906

NCON VALUE 0

INCOME VALUE

PREVIOUS YEAR MKT VALUE 452,816

PERMIT NUM DESCRIPTION AMT ISSUED

B1901595 SCRN ENCLSRE 29,779 03/01/2019

B190392 SWIM POOL 42,716 02/01/2019

E14507 ELEC OTHER 2,000 03/01/2005

M09298 MECH OTHER 0 02/01/2005

P08997 OTHER 0 02/01/2005

B14448 NEW CONSTR 161,976 02/01/2005

SALES DATA

OFF RECORD Number DATE TYPE INST Q U I V I RSN CD SALE PRICE

2129/0916 6/15/2017 WD Q Q I 01 264,000

GRANTOR:PADILLA CORNELIO B &

GRANTEE:ROBERTS JASON & ANN

1702/0404 9/08/2010 QC U I 11 100

GRANTOR:PADILLA MICHAEL B &

GRANTEE:PADILLA CORNELIO B

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2005] W25 S11 FOP=[YR=2005] W22 S12 E22 N12\$ S12 W35 S33 E13 FOP=[YR=2005] S6 E10 N6 W2 N3 W6 S3 W2\$ E2 N3 E6 S3 E18 FGR=[YR=2005] S6 E21 N22 W21 S16\$ N16 E21 N40\$.

LAND DESCRIPTION TOTAL OB/XF 56,433

L N USE CODE CLS LAND USE DESCRIPTION CAP R D LOC ZONE FRONT DEPTH TOT LND UTS UNIT TYPE D T DPTH FACT % COND TOT ADJ UNIT PRICE ADJ UNIT PRICE LAND VALUE OTHER ADJUSTMENTS AND NOTES YEAR DENSITY DECL FRZ YR CONSRV

1 000134 C RES POND 100 PUD 0.00 0.00 1.00 LT 1.00 1.00 1.00 85,000.00 85,000.00 85,000

REVIEW DATE 08/08/2019 BY KW Total Acres: 0.00 Total Land Value: 85,000 Market: 0 Agricultural: 0 Common: 85,000 PRINTED 07/30/2025 BY SYS