

WORTS ROBERT R & MARGARET B
32423 POND PARKE PL
FERNANDINA BEACH, FL 32034

26-2N-28-0552-0011-0000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY									
ELEMENT CD CONSTRUCTION										TYPE MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND										VALUATION SUMMARY									
Exterior Wall 16 WD FR STUC 100										0900 01 2,470 103.6800 136.86 338,044 2006 2006 0 0 9.00 91.00										VALUATION BY STANDARD									
Roof Structur 03 GABLE/HIP 100										1 SNGL FAM - 100% - 2009 Heated Area: 2147 HX Base Yr 2009										Tax Group: 4 Tax Dist:									
Roof Cover 03 COMP SHNGL 100																				BUILDING MARKET VALUE 307,620									
Interior Wall 05 DRYWALL 100																				TOTAL MARKET OB/XF VALUE 8,869									
Interior Floo 13 LVT/LAMNT 50																				TOTAL LAND VALUE - MARKET 85,000									
Interior Floo 14 CARPET 50																				TOTAL MARKET VALUE 401,489									
Air Condition 03 CENTRAL 100																				SOH/AGL Deduction 261,895									
Heating Type 04 AIR DUCTED 100																				ASSESSED VALUE 139,594									
Bedrooms 3 100																				TOTAL EXEMPTION VALUE HX HB 50,722									
Bathrooms 2 100																				BASE TAXABLE VALUE 88,872									
Frame 02 WOOD FRAME 100																				TOTAL JUST VALUE 401,489									
Stories 1. 1. 100																				NCON VALUE 0									
Units 0 100										INCOME VALUE																			
Occupancy 00 NONE 100										PREVIOUS YEAR MKT VALUE 377,058																			
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 2,147 100 2006 2,147 267,393																													
FGR 439 55 2006 241 30,015																													
FOP 69 30 2006 21 2,615																													
FOP 202 30 2006 61 7,597																													
TOTALS 2,857 2,470 307,620																													
EXTRA FEATURES										32423 POND PARKE PL, FERNANDINA BEACH																			
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										BLD DATE 04/23/2025 MLU																			
1 0504 FP-ELECTRI 0 100 0 0 1.00 UT 2,000.00 2,000.00 100 2006 2006 3 89 1,780																													
2 0811 CONCRETE B 0 100 0 0 606.00 SF 5.20 5.20 100 2006 2006 3 86 2,710																													
3 0810 CONCRETE A 0 100 21 3 63.00 SF 6.50 6.50 100 2006 2006 3 86 352																													
4 1076 TRELLIS A 0 100 20 8 160.00 SF 7.50 7.50 100 2010 2010 3 56 672																													
5 0810 CONCRETE A 0 100 20 8 160.00 SF 6.50 6.50 100 2010 2010 3 90 936																													
6 0462 ST/AL FNC 0 100 108 0 432.00 SF 10.00 10.00 100 2010 2010 3 56 2,419																													
LAND DESCRIPTION										TOTAL OB/XF 8,869																			
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 05/12/2019 BY KBA										Total Acres: 0.00 Total Land Value: 85,000 Market: 0 Agricultural: 0 Common: 85,000 PRINTED 07/30/2025 BY SYS																			