LOT 26
IN OR 1684/948
FLORA PARKE #4 PB 7/137

DELIZ GEORGE F/PHELPS DOLORES K
32432 POND PARKE PL
FERNANDINA BEACH, FL 32034

2025

26-2N-28-0552-0026-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	08	IRREGULAR 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		5 100
Bathrooms		4 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03

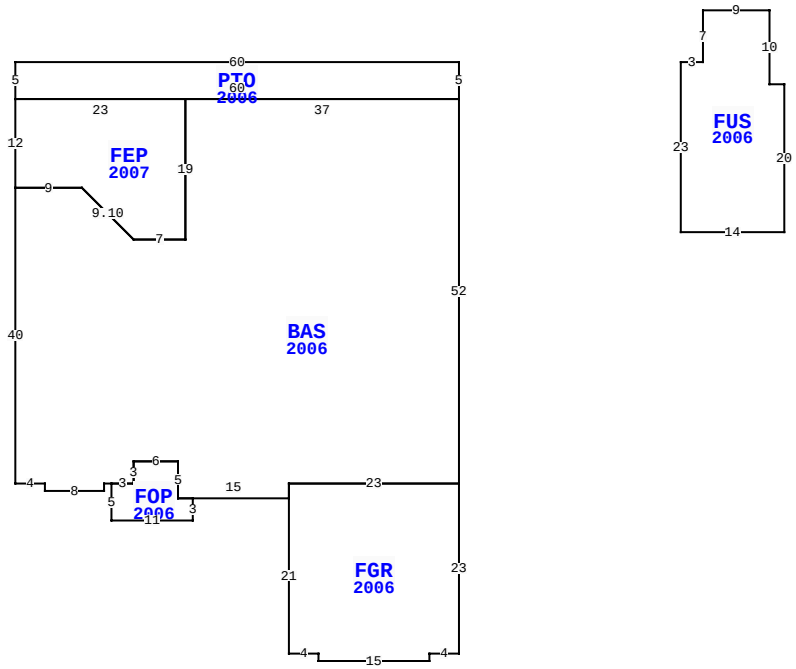
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4041.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,791	100	2006	2,791	343,591
FEP	350	80	2007	280	34,470
FGR	544	55	2006	299	36,809
FOP	69	30	2006	21	2,585
FUS	379	100	2006	379	46,657
PTO	300	5	2006	15	1,847
TOTALS	4,433			3,785	465,959

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	3,785	107.8200	142.32	538,681	2006	2006	0	0	0	13.50	86.50

1 SNGL FAM – 100% - 2011 Heated Area: 3170 HX Base Yr 2011



32432 POND PARKE PL, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE	02/01/2007 PH	LAND DATE	04/23/2025 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

PAGE 1 of 1 4

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		465,959
TOTAL MARKET OB/XF VALUE		14,187
TOTAL LAND VALUE - MARKET		85,000
TOTAL MARKET VALUE		565,146
SOH/AGL Deduction		250,203
ASSESSED VALUE		314,943
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		264,221
TOTAL JUST VALUE		565,146
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		542,521

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B2109184	1 DOOR	4,655	07/14/2021
R2008790	WINDOWS	3,673	10/01/2020
B1809302	HURRICANE SCREENS	8,908	12/01/2018
B20733	XFOB	7,000	11/01/2007
B20395	ADDITION	20,729	08/01/2007
M11504	H/AC	0	05/01/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1684/0948	6/15/2010	WD	Q	I	01	327,000
GRANTOR: MORRIS GEORGE B & ROS						
GRANTEE: DELIZ GEORGE F & DO						
1446/1357	9/22/2006	WD	Q	I		438,900
GRANTOR: SEDA CONSTRUCTION COM						
GRANTEE: MORRIS GEORGE B & R						

BUILDING NOTES

BUILDING DIMENSIONS

PTO=[YR=2006] W60 S5 FEP=[YR=2007] S12 BAS=[YR=2006] S40 E4 S1 E8 N1 E1 FOP=[YR=2006] S5 E11 N3 W2 N5 W6 S3 W3 $ E3 N3 E6 S5 E15 FGR=[YR=2006] S21 E4 S1 E15 N1 E4 N23 W23 S2 $ N2 E23 N52 W37 S19 W7 U7 L7 W9 $ E9 D7 R7 E7 N19 W23 $ E60N5 $ PTR= E30 FUS=[YR=2006] E3 N7 E9 S10 E2 S20 W14 N23 $ W30 $.

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	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2006	2006	3	89	1,780	
2	0810	CONCRETE A	0	100	0	0	1,275.00	SF	6.50	6.50	100	2006	2006	3	86	7,127	
3	0462	ST/AL FNC	0	100	0	0	1,200.00	SF	10.00	10.00	100	2007	2007	3	44	5,280	

LAND DESCRIPTION

TOTAL OB/XF 14,187

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	RES	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 05/17/2021 BY KWX Total Acres: 0.00 Total Land Value: 85,000 Market: 0 Agricultural: 0 Common: 85,000 PRINTED 07/30/2025 BY SYS