

SPAULDING PHILLIP M & JUDITH A
32731 SUNNY PARKE DRIVE
FERNANDINA BEACH, FL 32034

26-2N-28-0553-0006-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall Roof Structur03WD FR STUC 100 GABLE/HIP 100

Roof Cover Interior Wall Interior Floor Interior Floor Air Condition Heating TypeBedrooms Bathrooms FrameStories Units OccupancyQualityDOR CODEMAP NUMNEIGHBORHOOD/LOC

16030514110304

WD FR STUC 100GABLE/HIP 100COMP SHNGL 100 DRYWALL 100CARPET 70CLAY TILE 30CENTRAL 100AIR DUCTED 1004 1003 100WOOD FRAME 1001. 1000 100NONE 10003 Quality Level 030100SINGLE FAMILY041.00

TOTALS

2,8832,494334,762

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONEFCTNORM% COND

0900012,494109.3440144.33359,959201020102010007.0093.00

1 SNGL FAM - 100% - 2011Heated Area: 2157HX Base Yr 2011

Diagram showing building footprint (BAS 2010) and surrounding areas (FSP 2010, PTO 2010, FGR 2010, FOP 2010).

BLD DATEXF DATEINC DATELGL DATELAND DATEAG DATE

04/23/2025MLU

NASSAU COUNTY PROPERTY VALUATION SUMMARY

VALUATION BYSTANDARDTax Group: 4Tax Dist:

BUILDING MARKET VALUE334,762TOTAL MARKET OB/XF VALUE8,447TOTAL LAND VALUE - MARKET85,000TOTAL MARKET VALUE428,209SOH/AGL Deduction213,630ASSESSED VALUE214,579TOTAL EXEMPTION VALUEHX HB VX SX VP181,922BASE TAXABLE VALUE32,657TOTAL JUST VALUE428,209NCON VALUE0INCOME VALUEPREVIOUS YEAR MKT VALUE402,262

SALES DATA

OFF RECORD NumberDATETYPE INSTQ / U / V / I / RSN CD SALE PRICE

1682/00015/28/2010WD Q I 01225,000

GRANTOR: SEDA CONSTRUCTION COMGRANTEE: SPAULDING PHILLIP M1654/116312/15/2009WD U V 3042,000GRANTOR: FLORA PARKE DEVELOPMEGRANTEE: SEDA CONSTRUCTION C

BUILDING NOTES

BAS=[YR=2010] W7 PTO=[YR=2010] N5 W8 FSP=[YR=2010] W21 S9 E21 N9 \$ S5 E8 \$ W8 S4 W21 N4 W14 S46 E12 FOP=[YR=2010] S6 E8 N3 W1 N5 W6 S2 W1 \$ E1 N2 E6 S5 E11 FGR=[YR=2010] S15 E20 N22 W20 S7 \$ N7 E20 N42 \$.

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPL WUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10500FP-PRE FAB0100001.00UT3,500.003,500.00100201020103933,255

20811CONCRETE B010000618.00SF5.205.20100201020103902,892

30855CONC PAVER010000250.00SF10.0010.00100201220123922,300

LAND DESCRIPTIONTOTAL OB/XF8,447

L NUSE CODECLS LAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSMUNIT TYPEDTDPHFAC% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000134CRES POND1000003PUD0.000.001.00LT1.001.001.0085,000.0085,000.0085,000

REVIEW DATE03/19/2020BYKWA

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