LOT 29
FLORA PARKE PB 6/137-139

RESHARD ALFRED & JANE L/E/
23917 FLORA PARKE BLVD
FERNANDINA BEACH, FL 32034

2026

25-2N-28-0550-0029-0000

BUILDING CHARACTERISTICS

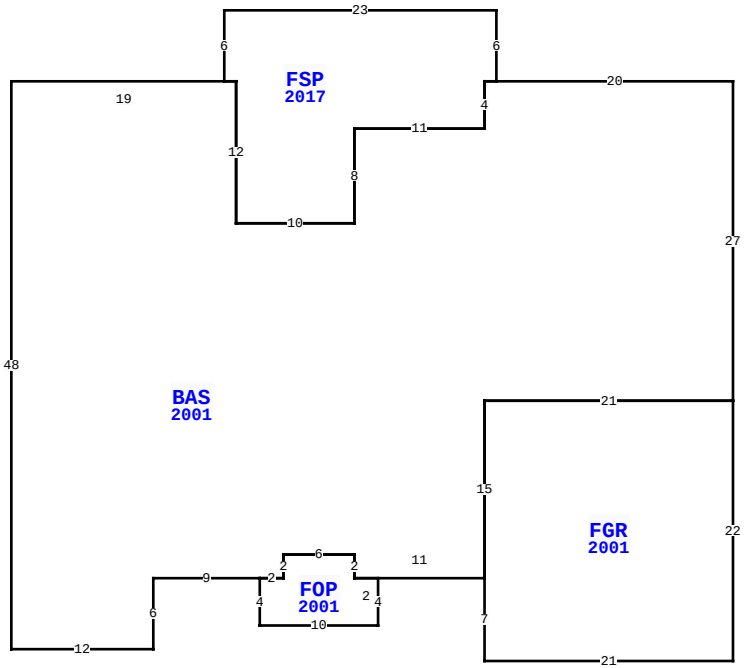
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 90
Interior Floo	14	CARPET 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	01	Quality Level 01
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	2,143	100	2001	2,143	275,634
FGR	462	55	2001	254	32,670
FOP	52	30	2001	16	2,058
FSP	302	40	2017	121	15,563
TOTALS	2,959			2,534	325,925

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,534	105.1488	146.16	370,369	2001	2001	0	0	0	12.00	88.00

1 SNGL FAM 100% - 2017 Heated Area: 2143 HX Base Yr 2017



23917 FLORA PARKE BLVD, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		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		325,925
TOTAL MARKET OB/XF VALUE		2,905
TOTAL LAND VALUE - MARKET		85,000
TOTAL MARKET VALUE		413,830
SOH/AGL Deduction		164,479
ASSESSED VALUE		249,351
TOTAL EXEMPTION VALUE	HX HB	51,411
BASE TAXABLE VALUE		197,940
TOTAL JUST VALUE		413,830
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		438,512

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R2104087	ROOF	13,500	04/05/2021
M014992	H/AC	0	04/01/2001

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2745/1995	10/15/2024	LE	U	I	11	100
GRANTOR: RESHARD ALFRED & JANE						
GRANTEE: ROBERSON GAIL						
2089/1302	12/16/2016	WD	Q	I	01	224,500
GRANTOR: WOLF DAVID M & BARBAR						
GRANTEE: RESHARD ALFRED & JA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2001] W20 FSP=[YR=2017] N6 W23 S6 E1 S12 E10 N8 E11 N4 E1 $ W1 S4 W11 S8 W10 N12 W19 S48 E12 N6 E9 FOP=[YR=2001] S4 E10 N4 W2 N2 W6 S2 W2 $ E2 N2 E6 S2 E11 FGR=[YR=2001] S7 E21 N22 W21 S15 $ N15 E21 N27 $.

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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2001	2001	3	83	2,905	

LAND DESCRIPTION

TOTAL OB/XF 2,905

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 01/06/2023 BY DJA Total Acres: 0.00 Total Land Value: 85,000 Market: 0 Agricultural: 0 Common: 85,000 PRINTED 07/09/2026 BY SYS