



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	14	CARPET 60
Interior Floo	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
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		

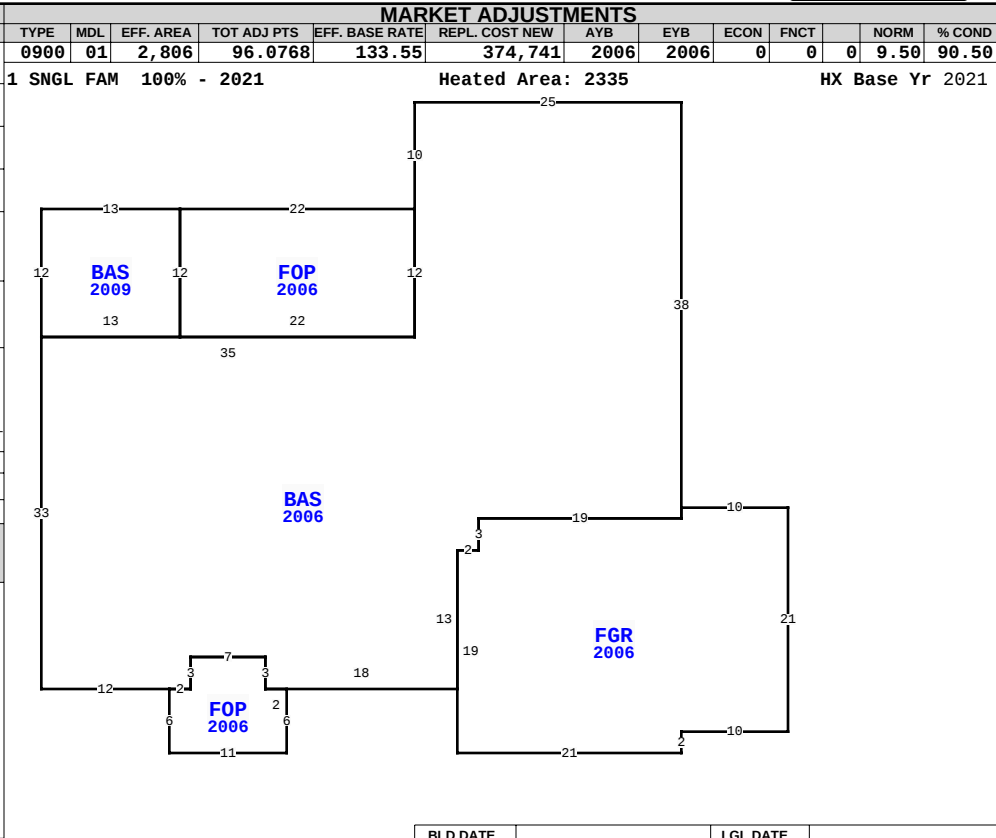
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,179	100	2006	2,179	263,360
BAS	156	100	2009	156	18,855
FGR	666	55	2006	366	44,235
FOP	87	30	2006	26	3,142
FOP	264	30	2006	79	9,548
TOTALS	3,352			2,806	339,141

EXTRA FEATURES		
L N	OB/XF CODE	DESCRIPTION

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
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	2006	2006	3	88	3,080	
4	0860	POOL/SPA	0 100	30	0	1.00	UT	50,000.00	50,000.00	100	2006	2006	04	85	42,500	

LAND DESCRIPTION		
L N	USE CODE	CLS
1	000100	C

REVIEW DATE	01/01/2023	BY	CD
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33422 SUNNY PARKE CIR, FERNANDINA BEACH	BLD DATE	LGL DATE	04/23/2025	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

TOTAL OB/XF																
45,580																

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE
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

Total Acres: 0.00	Total Land Value: 85,000	Market: 0	Agricultural: 0
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NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		339,141	
TOTAL MARKET OB/XF VALUE		45,580	
TOTAL LAND VALUE - MARKET		85,000	
TOTAL MARKET VALUE		469,721	
SOH/AGL Deduction		137,489	
ASSESSED VALUE		332,232	
TOTAL EXEMPTION VALUE		HX HB	51,411
BASE TAXABLE VALUE		280,821	
TOTAL JUST VALUE		469,721	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		481,000	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R2006907	REPAIR/RRF	22,963	08/01/2020
B22172	XFOB	17,000	12/01/2008
R11706	REPAIR/RRF	900	12/01/2008
B18580	SWIM POOL	24,000	09/01/2006
M11173	H/AC	0	03/01/2006
C17081	CO ISSUED	163,096	02/01/2006

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2391/1999	9/11/2020	WD	Q	I	01
GRANTOR: ROBINSON NEIL N & SUS					
GRANTEE: BAKER WESLEY ALAN &					
2084/1916	11/22/2016	WD	U	I	30
GRANTOR: SKELLY SUSAN C NKA SU					
GRANTEE: ROBINSON NEIL N & S					

BUILDING NOTES		

BUILDING DIMENSIONS		
FGR=[YR=2006] N21 W10 BAS=[YR=2006] N38 W25 S10 FOP=[YR=2006] W22 BAS=[YR=2009] W13 S12 E13 N12S\$12 E22 N12\$ S12 W35 S33 E12 FOP=[YR=2006] S6 E11 N6 W2 N3 W7 S3 W2\$E2 N3 E7 S3 E18 N13 E2N3 E19 N1\$S1W19S3W2 S19 E21 N2 E10\$.		