

ROGERS XIMENA & DARRIN
33073 SUNNY PARKE CIRCLE
FERNANDINA BEACH, FL 32034

25-2N-28-0551-0064-0000

BUILDING CHARACTERISTICS
ELEMEN CD CONSTRUCTION

TOTALS 3,598 0 3,073 359,375

EXTRA FEATURES

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

LAND DESCRIPTION TOTAL OB/XF 47,990

L N USE CODE CLS LAND USE DESCRIPTION CAP R D LOC ZONE FRONT DEPTH TOT LND UTS UNIT TYPE D T DPHT FACT % COND TOT ADJ UNIT PRICE ADJ UNIT PRICE LAND VALUE OTHER ADJUSTMENTS AND NOTES YEAR DENSITY DECL FRZ YR CONSRV

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

MARKET ADJUSTMENTS

TYPE MDL EFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND

NASSAU COUNTY PROPERTY VALUATION SUMMARY

VALUATION BY STANDARD Tax Group: 4 Tax Dist:

BUILDING MARKET VALUE 359,375 TOTAL MARKET OB/XF VALUE 47,990 TOTAL LAND VALUE - MARKET 85,000 TOTAL MARKET VALUE 492,365 SOH/AGL Deduction 148,689 ASSESSED VALUE 343,676 TOTAL EXEMPTION VALUE HX HB 51,411 BASE TAXABLE VALUE 292,265 TOTAL JUST VALUE 492,365 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 493,507

SUBAREAS

FSP 2019 FUS 2005 BAS 2005 FGR 2005 FFP 2005

SALES DATA

OFF RECORD Number DATE TYPE INST QUANTITY VOLUME ICD RSN SALE PRICE

2373/1856 7/02/2020 WD Q I 01 385,000

GRANTOR: BERG JAMES EBERT GRANTEE: ROGERS XIMENA & DAR 2055/1116 6/29/2016 WD Q I 01 349,000 GRANTOR: ABSHIER RICHARD G & P GRANTEE: BERG JAMES EBERT

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2005] W7 FSP=[YR=2019] N8 W32 S8 E32\$ W44 S34 FGR=[YR=2005] W12 S21 E12 S2 E21 N23 W1 N2 W14 S2 W6 \$ E6 N2 E14 S2 E1 S14 E10 FOP=[YR=2005] S4 E10 N4 W10\$ E20 N48 \$ PTR=W E15 FUS=[YR=2005] E15 S16 E4 S17 W4 N10 W15 N23\$ W15\$.