

LOT 53
IN OR 1947/364
FLORA PARKE #5 PB 7/335

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32576 SUNNY PARKE DR
FERNANDINA BEACH, FL 32034

2026

26-2N-28-0553-0053-0000



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 70			
Interior Floo	14	CARPET 30			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
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	1,987	100	2014	1,987	269,565
FGR	399	55	2014	219	29,711
FOP	118	30	2014	35	4,749
FOP	260	30	2014	78	10,582
TOTALS	2,764			2,319	314,606

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,319	103.2822	143.56	332,916	2014	2014	0	0	0	5.50	94.50

1 SNGL FAM 100% - 2025

Heated Area: 1987

HX Base Yr

The diagram illustrates a property layout with three distinct areas, each labeled with its function and year: FOP 2014 (top), BAS 2014 (middle), and FGR 2014 (bottom). The overall property dimensions are 27 units wide by 48 units deep. The FOP area is a 20x20 square at the top. The BAS area is a 38x48 rectangle in the middle. The FGR area is a 19x21 rectangle at the bottom. The diagram also shows various internal dimensions and connections between the areas, such as a 13-unit wide connection between the FOP and BAS areas, and a 12-unit wide connection between the BAS and FGR areas.

BLD DATE

XF DATE

LGL DATE

LAND DATE

04/23/2025

ML