

SULLIVAN BARRY W & REBEKAH L
32461 WILLOW PARKE CIRCLE
FERNANDINA BEACH, FL 32034

26-2N-28-0553-0117-0000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																													
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1																													
ELEMENT		CD		16		WD FR STUC 100		0900		01		2,650		100.1376		139.19		368,854		2010		2010		0		0		7.50		92.50																			
Exterior Wall		08		IRREGULAR 100		1		SNGL FAM		100%		- 2011		Heated Area: 2293		HX Base Yr 2011																																	
Roof Cover		03		COMP SHNGL 100		05		DRYWALL 100		14		CARPET 70		11		CLAY TILE 30		03		CENTRAL 100		04		AIR DUCTED 100																									
Interior Wall		03		COMP SHNGL 100		05		DRYWALL 100		14		CARPET 70		11		CLAY TILE 30		03		CENTRAL 100		04		AIR DUCTED 100																									
Interior Floo		03		COMP SHNGL 100		05		DRYWALL 100		14		CARPET 70		11		CLAY TILE 30		03		CENTRAL 100		04		AIR DUCTED 100																									
Interior Floo		03		COMP SHNGL 100		05		DRYWALL 100		14		CARPET 70		11		CLAY TILE 30		03		CENTRAL 100		04		AIR DUCTED 100																									
Air Condition		03		COMP SHNGL 100		05		DRYWALL 100		14		CARPET 70		11		CLAY TILE 30		03		CENTRAL 100		04		AIR DUCTED 100																									
Heating Type		03		COMP SHNGL 100		05		DRYWALL 100		14		CARPET 70		11		CLAY TILE 30		03		CENTRAL 100		04		AIR DUCTED 100																									
Bedrooms		03		COMP SHNGL 100		05		DRYWALL 100		14		CARPET 70		11		CLAY TILE 30		03		CENTRAL 100		04		AIR DUCTED 100																									
Bathrooms		03		COMP SHNGL 100		05		DRYWALL 100		14		CARPET 70		11		CLAY TILE 30		03		CENTRAL 100		04		AIR DUCTED 100																									
Frame		02		WOOD FRAME 100																																													
Stories		1.5		1.5 100		0 100																																											
Units		00		NONE 100																																													
Occupancy		00		NONE 100																																													
Quality		01		Quality Level 01																																													
DOR CODE		0100		SINGLE FAMILY																																													
MAP NUM				MKT AREA																																													
NEIGHBORHOOD/LOC		4041.00																																															
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		YEAR		TOT ADJ AREA		SUBAREA MARKET VALUE																																							
BAS		1,965		100		2010		1,965		252,995																																							
FGR		472		55		2010		260		33,475																																							
FOP		64		30		2010		19		2,447																																							
FOP		248		30		2010		74		9,528																																							
FUS		328		100		2010		328		42,230																																							
STR		36		10		2010		4		515																																							
TOTALS		3,113						2,650		341,190																																							
EXTRA FEATURES										32461 WILLOW PARKE CIR, FERNANDINA BEACH										BLD DATE XF DATE INC DATE										LGL DATE LAND DATE AG DATE										04/08/2026 MLU									
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	2010	2010	3	92	3,220																													