

LOT 63
DUNES OF AMELIA PHASE 2
PBK 8/280

WOODWARD RICHARD & JOANNE TRST/WOODWARD RICHARD J
2779 TURTLE SHORES DRIVE
FERNANDINA BEACH, FL 32034

2023

00-00-30-044D-0063-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	08	SHT VINYL 70
Interior Floor	11	CLAY TILE 30
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	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	2121.100	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,955	100
FGR	660	55
FOP	49	30
FSP	190	40
TOTALS	2,854	2,409

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,409	127.2383	151.10	364,000	2020	2020	0	0	0.50	99.50
1 SNGL FAM - 100% - 2021											
Heated Area: 1955											
HX Base Yr 2021											
											