



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100
Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1023.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAL	380	15
BAS	930	100
FGR	380	55
FOP	30	30
FUS	960	100
PTO	144	5
TOTALS	2,824	2,172

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0320	01	2,172	119.3640	113.40	246,305	2004	2004	0	0	8.50	91.50
1 TOWNHOUSE - 0% - 0											
Heated Area: 1890											
HX Base Yr											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE							
BAL	380	15	57	5,915							
BAS	930	100	930	96,498							
FGR	380	55	209	21,686							
FOP	30	30	9	934							
FUS	960	100	960	99,611							
PTO	144	5	7	727							
TOTALS	2,824		2,172	225,369							

2799 W 4TH ST, FERNANDINA BEACH

BLD DATE
XF DATE
INC DATE

LGL DATE
LAND DATE
AG DATE

EXTRA FEATURES															2799 W 4TH ST, FERNANDINA BEACH		XF DATE		LAND DATE	
															INC DATE		AG DATE			
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	1241	WD DECK G	0	0	12	16	192.00	UT	23.00	23.00	100	2004	2004	3	40	1,766				
2	1241	WD DECK G	0	0	7	12	84.00	UT	17.25	17.25	100	2004	2004	3	40	580				
3	0810	CONCRETE A	0	0	46	3	138.00	SF	6.50	6.50	100	2004	2004	3	86	771				
4	0810	CONCRETE A	0	0	0	0	640.00	SF	6.50	6.50	100	2004	2004	3	86	3,578				
5	0855	CONC PAVER	0	0	20	9	180.00	SF	10.00	10.00	100	2004	2004	3	86	1,548				
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