

OLIVE RENATE L
408 S 11TH STREET UNIT B
FERNANDINA BEACH, FL 32034

00-00-31-1430-0003-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										WASCO COUNTY PROPERTY																			
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1																			
ELEMENT	CD									TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND																	
Exterior Wall	05	AVERAGE 50								2700	01	2,073	107.3100	127.97	265,282	1985	1990	0	0	15.63	84.37																		
Exterior Wall	16	WD FR STUC 50								1 DUPLEX - 0% - 0										Heated Area: 2040										HX Base Yr									
Roof Structure	03	GABLE/HIP 100																																					
Roof Cover	03	COMP SHNGL 100																																					
Interior Wall	05	DRYWALL 100																																					
Interior Floor	14	CARPET 80																																					
Interior Floor	08	SHT VINYL 20																																					
Air Condition	03	CENTRAL 100																																					
Heating Type	04	AIR DUCTED 100																																					
Bedrooms	4	100																																					
Bathrooms	3	100																																					
Frame	02	WOOD FRAME 100																																					
Stories	2.	100																																					
Units	0	100																																					
BUD8 Adjustme	02	DIST FB 100																																					
Occupancy	00	NONE 100																																					
Quality	03	Quality Level 03																																					
DOR CODE	0800	MULTI-FAMILY																																					
MAP NUM		MKT AREA								01																													
NEIGHBORHOOD/LOC	1026.00																																						
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																																			
APT	510	100	510	55,064																																			
APT	510	100	510	55,064																																			
BAL	36	15	5	540																																			
FOP	24	30	7	756																																			
HXB	510	100	510	55,064																																			
HXB	510	100	510	55,064																																			
HX0	72	5	4	432																																			
HXP	24	30	7	756																																			
HXY	36	15	5	540																																			
PTO	102	5	5	540																																			
TOTALS	2,334		2,073	223,818																																			
EXTRA FEATURES					933 S 18TH ST, FERNANDINA BEACH																																		
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	0810	CONCRETE A	0	0	41	40		1,640.00	SF 5.20	5.20	100	1985	1985	3	49.5	4,221																							
2	0940	SHEDS/PORT	0	0	8	12		96.00	SF 30.00	30.00	100	1985	1985	3	20	576																							
3	0810	CONCRETE A	0	0	54	3		162.00	SF 6.50	6.50	100	1985	1985	3	49.5	521																							
4	0855	CONC PAVER	0	0	6	9		54.00	SF 7.00	7.00	100	2011	2011	3	93	352																							
TOTAL OB/XF 5,670																																							
LAND DESCRIPTION																																							
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															
1	000800	C	MULTI-FAM	0	0006	R-1	71.00	100.00	1.00	UT		1.00	1.00	1.00	100,000.00	100,000.00	100,000																						
REVIEW DATE 01/31/2017 BY DJX Total Acres: 0.00 Total Land Value: 100,000 Market: 0 Agricultural: 0 Common: 100,000 PRINTED 08/02/2023 BY SYS																																							