

LOT 2
ENCLAVE AT SUMMER BEACH PHASE
TWO-A & TWO-B OR 2434/722

PONDO OKSANA & RICHARD
541 PARK LANE DRIVE
PONTE VEDRA, FL 32081

2023

00-SB-30-047E-0002-0000



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	16	WD FR STUC 100		
Roof Structur	03	GABLE/HIP 100		
Roof Cover	08	CLAY TILE 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	12	HARDWOOD 70		
Interior Floor	11	CLAY TILE 30		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		4 100		
Bathrooms		3.5 100		
Frame	02	WOOD FRAME 100		
Stories	0	0 100		
Units		0 100		
Occupancy	00	NONE 100		
Quality	01	Quality Level 01		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA 03		
NEIGHBORHOOD/LOC	3043.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,118	100	1,118	176,208
FGR	399	55	219	34,517
FOP	36	30	11	1,734
FOP	108	30	32	5,044
FUS	1,048	100	1,048	165,175
STR	68	10	7	1,103
TOTALS	2,777		2,435	383,780

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0500	01	2,435	110.6028	157.61	383,780	2022	2022	0	0	0.00	100.00	

1 SFR CUST - 0% - 2023

Heated Area: 2166

HX Base Yr

12

16

9

12

9

47

38

19

21

18

9

4

3

19

FOP

2022

BAS

2022

FGR

2022

FOP

2022

14

4

14

49

19

4

17

5

5

32

FUS

2022

STR

2022

BLD DATE

XF DATE

LGL DATE

LAND DATE