

ALLEN EDYTHE C LVG TRUST/ALLEN EDYTHE C TRUSTEE
96197 RIDGEWOOD CIRCLE
FERNANDINA BEACH, FL 32034

01-2N-27-1270-0041-0000



BUILDING CHARACTERISTICS									
ELEMENT	CD	CONSTRUCTION							
Exterior Wall	10	ABOVE AVG 70							
Exterior Wall	16	WD FR STUC 30							
Roof Structur	03	GABLE/HIP 100							
Roof Cover	03	COMP SHNGL 100							
Interior Wall	05	DRYWALL 100							
Interior Floo	14	CARPET 70							
Interior Floo	11	CLAY TILE 30							
Air Condition	03	CENTRAL 100							
Heating Type	04	AIR DUCTED 100							
Bedrooms		4 100							
Bathrooms		2.5 100							
Frame	02	WOOD FRAME 100							
Stories	1.5	1.5 100							
Units		0 100							
Occupancy	00	NONE 100							
Quality		02	Quality Level 02						
DOR CODE		0100	SINGLE FAMILY						
MAP NUM			MKT AREA					04	
NEIGHBORHOOD/LOC		4044.00							
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE					
BAS	1,740	100	1,740	195,411					
FGR	420	55	231	25,942					
FOP	72	30	22	2,471					
FSP	156	40	62	6,963					
FUS	452	100	452	50,762					
TOTALS		2,840	2,507	281,549					
EXTRA FEATURES									

96197 RIDGEWOOD CIR, FERNANDINA BEACH										BLD DATE		03/03/2023		NW		LGL DATE	
										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	0855	CONC PAVER	0 100	16	3	48.00	SF	10.00	10.00	100	2005	2005	3	87	418	
2	0810	CONCRETE A	0 100	0	0	432.00	SF	6.50	6.50	100	2005	2005	3	87	2,443	