

LOT 19
IN OR 1427/1467
TIMBER CREEK PLANTATION #1

ALCANTARA WELLINGTON
76196 TIDEVIEW LANE
YULEE, FL 32097

2023

11-2N-26-2050-0019-0000



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	16	WD FR STUC 100		
Roof Structur	08	IRREGULAR 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	12	HARDWOOD 50		
Interior Floor	19	MARBLE 50		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		3 100		
Bathrooms		2.5 100		
Frame	02	WOOD FRAME 100		
Stories	2.	2. 100		
Units		0 100		
Occupancy	00	NONE 100		
Quality	03	Quality Level 03		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA 05		
NEIGHBORHOOD/LOC	5005.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,770	100	1,770	170,624
FGR	466	55	256	24,678
FOP	48	30	14	1,350
FOP	72	30	22	2,121
FUS	1,732	100	1,732	166,961
TOTALS	4,088		3,794	365,732

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,794	116.1000	104.78	397,535	2006	2006	0	0	0	8.00	92.00

1 SINGLE FAM - 100% - 2009 Heated Area: 3502 HX Base Yr 2009

The diagram shows a floor plan with four labeled rooms and their dimensions:

- FOP 2006** (top left): 12' x 12'.
- BAS 2006** (middle left): 25' x 41'.
- FGR 2006** (bottom left): 22' x 20'.
- FUS 2006** (right): 35' x 41'.

Other dimensions and connections include:

- Top horizontal line: 32'.
- Left vertical line: 23'.
- Bottom horizontal line: 21'.
- Right vertical line: 41'.
- Bottom horizontal line: 44'.
- Top horizontal line: 32'.
- Left vertical line: 10'.
- Right vertical line: 10'.
- Bottom horizontal line: 12'.
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