

PASCAL JOAN E
95051 DWIGHT DR
FERNANDINA BEACH, FL 32034

31-2N-28-1601-0025-0000

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

03 VINYL 100
03 GABLE/HIP 100
03 COMP SHNGL 100
04 PLYWOOD 50
05 DRYWALL 50
14 CARPET 100
03 CENTRAL 100
04 AIR DUCTED 100

3 100
2 100
02 WOOD FRAME 100

1. 1. 100
0 100
04 DIST 01 100

Exterior Wall
Roof Structur
Roof Cover
Interior Wall
Interior Wall
Interior Floo
Air Condition
Heating Type
Bedrooms
Bathrooms
Frame
Stories
Units
BUD8 Adjustme

03
03
04
05
14
03
04

02

1.
04

TOTALS

1,188

1,188

94,204

EXTRA FEATURES

95051 DWIGHT DR, 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 1242

WD DECK A

0 100

8 20

160.00

SF

10.00

10.00

100

1991

1991

3

20

320

2 0351

CARPORT MT

0 100

24 20

480.00

SF

15.00

15.00

100

2003

2003

3

22

1,584

LAND DESCRIPTION

TOTAL OB/XF

1,904

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 000102

C

SFR/MH

100

OR

0.00

0.00

1.00

AC

1.00

1.00

1.00

75,000.00

75,000.00

75,000

REVIEW DATE

04/10/2019

BY

KWA

Total Acres:

1.00

Total Land Value:

75,000

Market:

0

Agricultural:

0

Common:

75,000

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MARKET ADJUSTMENTS

TYPEMDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FUNCT

NORM

% COND

0800 02

1,188

141.6000

99.12

117,755

1988

2014

0

0

20.00

80.00

1 M/H 94+ - 100% - 2019

Heated Area: 1188

HX Base Yr 2019

BAS

1993

SALES DATA

OFF RECORD Number

DATE

TYPE INST

Q U

V I

RSN CD

SALE PRICE

2172/1535

1/19/2018

WD Q

I

01

108,000

GRANTOR: HOWARD JUSTIN R

GRANTEE: PASCAL JOAN E

1604/1437

1/28/2009

WD Q

I

01

93,500

GRANTOR: SCHURGER GREGORY G

GRANTEE: HOWARD JUSTIN R

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W44 S27 E44 N27\$.

NASSAU COUNTY PROPERTY

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