

LOT 32
VILLAGES OF WOODBRIDGE PHASE 2
PBK 8/152

SWEETING ROBERT M L/E/
95236 SIENA CT
FERNANDINA BEACH, FL 32034

2023

40-2N-28-226V-0032-0000



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	31	HARDIE BRD 100		
Roof Structure	03	GABLE/HIP 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	14	CARPET 70		
Interior Floor	08	SHT VINYL 30		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		3 100		
Bathrooms		2 100		
Frame	02	WOOD FRAME 100		
Stories	1.	1. 100		
Units		0 100		
Occupancy	00	NONE 100		
Quality	03	Quality Level 03		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA 04		
NEIGHBORHOOD/LOC	4068.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,707	100	1,707	161,281
FGR	460	55	253	23,904
FOP	42	30	13	1,228
FOP	108	30	32	3,023
TOTALS	2,317		2,005	189,436

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,005	106.8200	96.41	193,302	2017	2017	0	0	2.00	98.00

1 SINGLE FAM - 100% - 2023

Heated Area: 1707

HX Base Yr 2023

Site map showing property boundaries and features. The main lot is labeled **BAS 2017**. A smaller lot is labeled **FOP 2017**. Another lot is labeled **FGR 2017**. Dimensions are provided for various sections of the property.

BLD DATE		LGL DATE	05/10/2022	MUN
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