

DIAZ DAWN J
94240 WOODBRIER CR
FERNANDINA BEACH, FL 32034

40-2N-28-2500-0031-0000

BUILDING CHARACTERISTICS									
ELEMENT	CD	CONSTRUCTION							
Exterior Wall	31	HARDIE BRD 100							
Roof Structur	03	GABLE/HIP 100							
Roof Cover	03	COMP SHNGL 100							
Interior Wall	05	DRYWALL 100							
Interior Floo	08	SHT VINYL 50							
Interior Floo	14	CARPET 50							
Air Condition	03	CENTRAL 100							
Heating Type	04	AIR DUCTED 100							
Bedrooms		4 100							
Bathrooms		2.5 100							
Frame	02	WOOD FRAME 100							
Stories	2.	2. 100							
Units	0	100							
Occupancy	00	NONE 100							
Quality		06	Quality Level 06						
DOR CODE		0100	SINGLE FAMILY						
MAP NUM			MKT AREA					04	
NEIGHBORHOOD/LOC		4035.00							
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE					
BAS	982	100	982	103,560					
FGR	399	55	219	23,096					
FOP	32	30	10	1,054					
FSP	112	40	45	4,745					
FST	30	55	16	1,688					
FUS	1,295	100	1,295	136,568					
STR	44	10	4	421					
TOTALS		2,894		2,571	271,132				

94240 WOODBRIER CR, FERNANDINA BEACH										BLD DATE				LGL DATE		05/17/2023		MLU	
										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	0811	CONCRETE B	0 100	0	0	653.00	SF	5.20	5.20	100	2017	2017	3	97	3,294	
2	0810	CONCRETE A	0 100	3	8	24.00	SF	6.50	6.50	100	2017	2017	3	97	151	
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