

STRAUSS DAVID C & KELLEEN K
95086 COLNAGO CT
FERNANDINA BEACH, FL 32034

42-2N-28-1141-0049-0000

BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	31	HARDIE BRD 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	05	COMP SHNGL 100			
Interior Wall	03	DRYWALL 100			
Interior Floo	11	CLAY TILE 50			
Interior Floo	14	CARPET 50			
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	4068.100				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE	
BAS	1,558	100	1,558	160,536	
FGR	460	55	253	26,069	
FOP	71	30	21	2,164	
FOP	160	30	48	4,946	
TOTALS	2,249		1,880	193,715	

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0100	01	1,880	114.1700	103.04	193,715	2021	2021	0	0	0	0.00	100.00	

1 SINGLE FAM - 0% - 0

Heated Area: 1558

HX Base Yr

TOTAL OB/XF														6,714									
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	0810	CONCRETE A	0	0	8	3		24.00 SF	6.50	100	2021	2021	3	100	156								
2	0811	CONCRETE B	0	0	0	0		648.00 SF	5.20	100	2021	2021	3	100	3,370								
3	0462	ST/AL FNC	0	0	0	0		295.00 SF	10.00	100	2021	2021	3	98	2,891								
4	0463	FENCE GATE	0	0	0	0		1.00 UT	300.00	100	2021	2021	3	99	297								
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