

BLOCK 1 LOT 10 & W1/2 OF LOT 9
IN OR 929/1474 & OR 1261/1863
(EX OR 2273/1853)

FRIDDELL WILLIAM R & JOYCE E
85851 AVANT RD
YULEE, FL 32097

2023

43-2N-27-4641-0001-0100



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 60
Interior Floor	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		4.5 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
Occupancy	00	NONE 100
Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4082.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	2,635	100
FGR	764	55
FOP	316	30
FOP	394	30
FUS	504	100
PTO	354	5
TOTALS	4,967	3,790

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,790	107.7300	97.23	368,502	2002	2002	0	0	9.50	90.50

1 SINGLE FAM - 100% - 2003 Heated Area: 3139 HX Base Yr 2003

The floor plan diagram illustrates the layout of a single-family home with a total heated area of 3139. The plan includes several rooms and areas, each labeled with a code and year (e.g., PTO 2002, FOP 2002, FUS 2002, BAS 2002, FGR 2002). The layout is complex, with multiple rooms and corridors. The rooms are labeled with their respective values: PTO 2002 (36), FOP 2002 (30), FUS 2002 (24), BAS 2002 (20), and FGR 2002 (32). The plan also shows various other areas and corridors with values such as 11, 5, 4, 3, 9, 8, 28, 20, 23, 6, 4, 12, 8, 13, 14, 45, 9, 12, 33, 32, 48, 12, 7, 5, 4, 8, 12, 6, 4, 1

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