

LOT 7
IN OR 1835/1836
EGANS LANDING PB 5/387-387B

RIEGLER ROBERT J & LINDA A BANISH
2955 ROBERT OLIVER AV
FERNANDINA BEACH, FL 32034

2024

00-00-30-021L-0007-0000



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	16	WD FR STUC 100		
Roof Structur	03	GABLE/HIP 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	14	CARPET 80		
Interior Floor	11	CLAY TILE 20		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		3 100		
Bathrooms		2.5 100		
Frame	02	WOOD FRAME 100		
Stories		2. 100		
Units		0 100		
Occupancy	00	NONE 100		
Quality	06	Quality Level 06		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA		01
NEIGHBORHOOD/LOC	1076.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,531	100	1,531	208,209
FGR	520	55	286	38,895
FOP	18	30	5	680
FSP	100	40	40	5,440
FUS	475	100	475	64,598
TOTALS	2,644		2,337	317,821

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,337	125.7732	157.22	367,423	1996	1996	0	0	0 13.50	86.50

1 SNGL FAM - 100% - 2013

Heated Area: 2006

HX Base Yr 2013

The diagram shows a property layout with three distinct areas labeled in blue: BAS 1996 (Basement), FGR 1996 (Front Yard), and FUS 1996 (Front Yard). The overall lot dimensions are 38' by 29'. The BAS 1996 area is a large rectangle measuring 38' by 27'. The FGR 1996 area is a smaller rectangle measuring 20' by 23'. The FUS 1996 area is a large rectangle measuring 18' by 15'. The diagram also shows various setbacks and internal dimensions for each area, such as 10' setbacks for the BAS 1996 area and 3' setbacks for the FGR 1996 area.

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/13/2024

MLU