

PT LOT 28
IN OR 2700/995
SUB SO PT SEC 12 DB 39/292

EDWARDS DAVID W
1267 GERBING RD
FERNANDINA BEACH, FL 32034

2024

00-00-30-0760-0028-0020



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	10	ABOVE AVG 100		
Roof Structur	03	GABLE/HIP 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	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		4 100		
Bathrooms		3 100		
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 03		
NEIGHBORHOOD/LOC	3027.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,080	100	2,080	352,073
FGR	420	55	231	39,100
FOP	64	30	19	3,216
FOP	216	30	65	11,002
PTO	120	5	6	1,015
PTO	168	5	8	1,354
TOTALS	3,068		2,409	407,760

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	01	2,409	115.1500	172.72	416,082	2018	2018	0	0	2.00	98.00

2 SFR CUST - 0% - 0