

LOT 3 IN OR 807/569
TIDEWATER @ OCEAN REACH #1
PB 6/46

HARWARD MAXINE
1948 WINDSWEPT OAK LANE
FERNANDINA BEACH, FL 32034

2024

00-00-30-085T-0003-0000



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	16	WD FR STUC 100		
Roof Structure	03	GABLE/HIP 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	14	CARPET 60		
Interior Floor	13	LVT/LAMNT 40		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		4 100		
Bathrooms		2 100		
Frame	02	WOOD FRAME 100		
Stories	1.	1. 100		
Units		0 100		
Occupancy	00	NONE 100		
Quality	06	Quality Level 06		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA		02
NEIGHBORHOOD/LOC	2031.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,137	100	2,137	284,521
FEP	100	80	80	10,651
FGR	467	55	257	34,217
FOP	76	30	23	3,062
UEP	120	60	72	9,586
TOTALS	2,900		2,569	342,037

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,569	119.0112	148.76	382,164	1997	2002	0	0	10.50	89.50

1 SNGL FAM - 100% - 1998

Heated Area: 2137

HX Base Yr 1998

Diagram showing floor plan layout with dimensions and area labels:

- UEP 1998 (Top Left)
- FEP 1998 (Middle Left)
- BAS 1997 (Center)
- FOP 1997 (Bottom Left)
- FGR 1997 (Bottom Right)

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

MLU