

BLOCK 10 LOT 1E
AMELIA PARK PHASE 1 UNIT 2
PB 6/171

DUHIG DIANE J REVOCABLE TRUST/DUHIG DIANE J TRUSTE
1580 PARK LANE
FERNANDINA BEACH, FL 32034

2024

00-00-31-102P-0010-01E0



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 Floo	14	CARPET 70		
Interior Floo	15	HARDTILE 30		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		4 100		
Bathrooms		3.5 100		
Frame	02	WOOD FRAME 100		
Stories	1.5	1.5 100		
Units		0 100		
Quality		06	Quality Level 06	
DOR CODE		0100	SINGLE FAMILY	
MAP NUM			MKT AREA	01
NEIGHBORHOOD/LOC		1031.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
APT	444	100	444	85,365
HXB	717	100	717	137,853
HXB	1,237	100	1,237	237,830
HXG	420	55	231	44,413
HXP	84	30	25	4,807
HXP	126	30	38	7,306
HXP	126	30	38	7,306
HXP	233	30	70	13,458
TOTALS	3,387		2,800	538,339

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0810	CONCRETE A	0 100	26	16	416.00	SF	6.50	
2	0819	CONC 12"	0 100	2	6	12.00	SF	9.50	
3	0810	CONCRETE A	0 100	5	6	30.00	SF	6.50	
4	1241	WD DECK G	0 0	15	4	60.00	UT	11.50	
5	0478	VF 6 SLAT	0 100	0	0	17.00	LF	15.00	
6	0810	CONCRETE A	0 100	0	0	156.00	SF	6.50	
7	0470	VNYL GATE	0 100	0	0	2.00	UT	300.00	
8	0478	VF 6 SLAT	0 100	0	0	48.00	LF	7.50	

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100		R-2	0.00	0.00	32.00

REVIEW DATE 05/12/2019 BY KBA

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0320	12	2,800	226.1232	214.82	601,496	2002	2002	0	0	0	10.50 89.50

1 TOWNHOUSE - 84.14% - 2022