

BLOCK 16 LOT 6C
IN OR 1763/755
AMELIA PARK PHASE 1 UNIT 5

EDLIN DONALD P LIVING TRUST/EDLIN DONALD P TRUSTEE
1548 RUSKIN LANE
FERNANDINA BEACH, FL 32034

2024

00-00-31-102P-0016-06C0



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	16	WD FR STUC 80		
Exterior Wall	23	REINF CONC 20		
Roof Structure	08	IRREGULAR 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	14	CARPET 60		
Interior Floor	15	HARDTILE 40		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		3 100		
Bathrooms		2.5 100		
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
BAS	1,106	100	1,106	223,418
FGR	420	55	231	46,663
FOP	32	30	10	2,021
FOP	60	30	18	3,636
FUS	1,014	100	1,014	204,833
TOTALS	2,632		2,379	480,570

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0320	12	2,379	236.2584	224.45	533,967	2003	2003	0	0	10.00	90.00	

1 TOWNHOUSE - 100% - 2004

Heated Area: 2120

HX Base Yr 2004

20

21

FGR
2003

21

20

12

FOP
2003

4

3

50

BAS
2003

46

23

12

4

11

46

FUS
2003

42

22

4

FSP
2003

4

BLD DATE

XF DATE

LGL DATE

LAND DATE

03/21/2024

MLU