

BLOCK 22 LOT 10
AMELIA PARK PHASE 2 UNIT 8
PB 6/391

REES FAMILY TRUST/REES WILLIAM T TRUSTEE
1790 GARDENIA ST
FERNANDINA BEACH, FL 32034

2024

00-00-31-102P-0022-0100



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	08	IRREGULAR 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		3 100
Bathrooms		2 100
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	01
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NEIGHBORHOOD/LOC	1031.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,309	100	1,309	270,481
FGR	483	55	266	54,964
FOP	28	30	8	1,653
FOP	240	30	72	14,877
STR	8	10	1	207
UOP	72	20	14	2,892

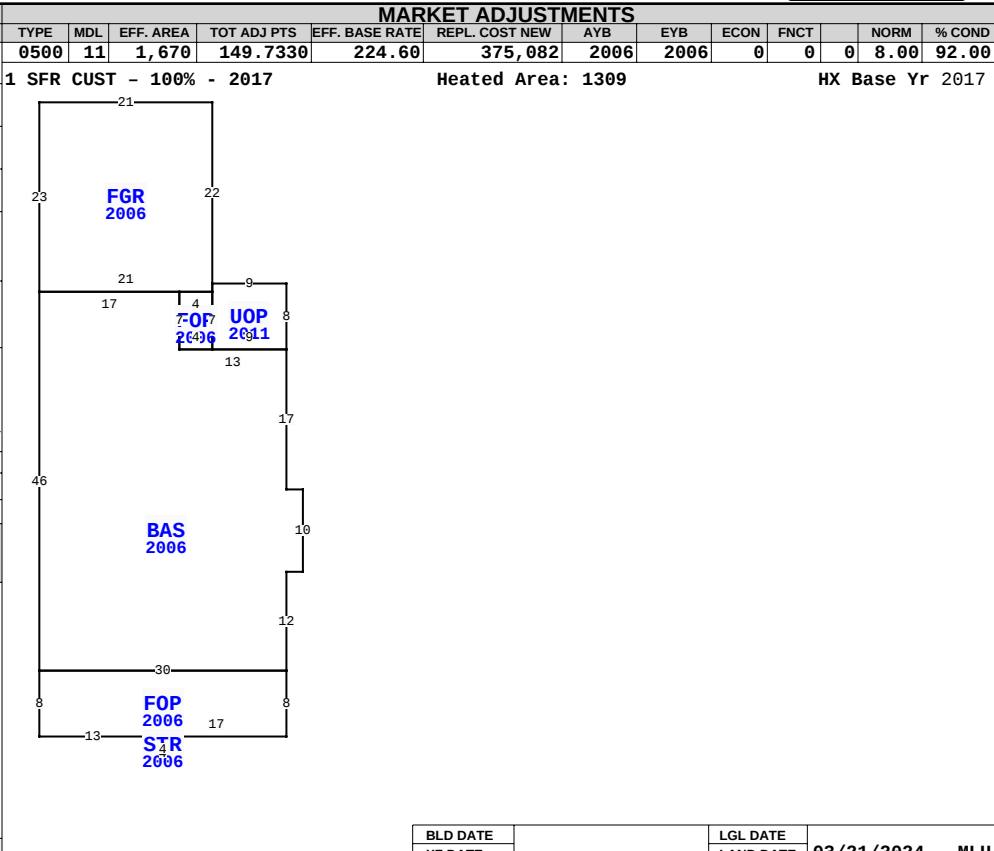
TOTALS	2,140		1,670	345,075
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EXTRA FEATURES

L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	7,000.00	7,000.00	100	2006	2006	3	90	6,300	
2	0810	CONCRETE A	0 100	0	0	385.00	SF	6.50	6.50	100	2006	2006	3	87	2,177	
3	0462	ST/AL FNC	0 100	60	4	240.00	SF	10.00	10.00	100	2011	2011	3	64	1,536	
4	0810	CONCRETE A	0 100	11	5	55.00	SF	6.50	6.50	100	2006	2006	3	87	311	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100	0003	R-2	0.00	0.00	40.00	FF		1.00	1.00	1.00	4,000.00	4,000.00	160,000							



1790 GARDENIA ST, FERNANDINA BEACH

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE

TOTAL OB/XF 10,324

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100	0003	R-2	0.00	0.00	40.00	FF		1.00	1.00	1.00	4,000.00	4,000.00	160,000							