

LOT 52
IN OR 2219/1234
ESMT IN OR 442/304

POWELL ROSS H & BONNIE C TRUST/POWELL ROSS H TRUST
2405 LOS ROBLES DR
FERNANDINA BEACH, FL 32034

2024

00-00-31-1686-0052-0000



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	10	ABOVE AVG 100		
Roof Structure	08	IRREGULAR 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	11	CLAY TILE 70		
Interior Floor	14	CARPET 30		
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.	1. 100		
Units		0 100		
Quality	03	Quality Level 03		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA	01	
NEIGHBORHOOD/LOC	1073.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,184	100	2,184	389,745
FGR	598	55	329	58,712
FOP	174	30	52	9,280
FOP	243	30	73	13,027
FST	9	55	5	892
TOTALS	3,208		2,643	471,654

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	11	2,643	146.4259	183.03	483,748	2017	2017	0	0	2.50	97.50

1 SNGL FAM - 100% - 2018

Heated Area: 2184

HX Base Yr 2018

BLD DATE	LGL DATE
XF DATE	LAND DATE

04/12/2024

MLU