

LOT 6
PT OR 2170/137
ENCLAVE AT SUMMER BEACH

STOWERS CHRISTOPHER J
96026 ENCLAVE MNR
FERNANDINA BEACH, FL 32034

2024

00-SB-30-046E-0006-0000



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	16	WD FR STUC 100		
Roof Structur	03	GABLE/HIP 100		
Roof Cover	08	CLAY TILE 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		4 100		
Bathrooms		4.5 100		
Frame	02	WOOD FRAME 100		
Stories	2.	2. 100		
Units		0 100		
Occupancy	00	NONE 100		
Quality	03	Quality Level 03		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA		03
NEIGHBORHOOD/LOC	3043.100			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	399	100	399	92,539
BAS	1,118	100	1,118	259,295
FOP	36	30	11	2,551
FOP	108	30	32	7,422
FUS	1,050	100	1,050	243,524
STR	68	10	7	1,624
TOTALS	2,779		2,617	606,954

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	11	2,617	156.1795	234.27	613,085	2021	2021	0	0	1.00	99.00
1 SFR CUST - 0% - 0						Heated Area: 2567		HX Base Yr			
12 16 9 12 9 38 47 18 21 19 4 3 19 FOP 2021 BAS 2021 BAS 2021 FOP 2021 14 4 14 30 9 4 14 19 40 3 4 1 17 FUS 2021 STR 2021											
BLD DATE				LGL DATE				04/15/2024			
XF DATE				LAND DATE				ML			