

LOT 14
IN OR 665 PG 532
OCEANSIDE @ SUMMER BEACH 2

LARABEE HARRY WAYNE & LINDA M
4958 SUMMER BEACH BLVD
FERNANDINA BEACH, FL 32034

2024

00-SB-30-1521-0014-0000



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	16	WD FR STUC 100		
Roof Structure	03	GABLE/HIP 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	12	HARDWOOD 80		
Interior Floor	14	CARPET 20		
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		
Quality	04	Quality Level 04		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA		03
NEIGHBORHOOD/LOC	3045.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,625	100	1,625	315,338
FGR	462	55	254	49,290
FOP	81	30	24	4,657
FSP	230	40	92	17,853
TOTALS	2,398		1,995	387,138

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	11	1,995	146.1768	219.27	437,444	1992	2000	0	0	0 11.50	88.50

1 SFR CUST - 100% - 1993

Heated Area: 1625

HX Base Yr 1993

The floor plan diagram illustrates the layout of a single-family residence (SFR) with a heated area of 1625 square feet. The plan is divided into four main areas, each labeled with its function and the year 1993: FSP (Front Porch), BAS (Bathroom), FOP (Front Office/Entry), and FGR (Front Garage). The dimensions for each area are as follows: FSP (10' x 23'), BAS (24' x 30'), FOP (9' x 9'), and FGR (22' x 21'). The overall footprint of the house is 30' wide by 44' deep. The diagram also shows the placement of windows and doors, with dimensions indicating the spacing between them. The total area of the house is 1625 square feet, and the heating system is a gas furnace (HX) with a base year of 1993.

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2024

MLU