

LOT 22
IN OR 2537/391
SUMMER BEACH WEST REPLAT

WILDE LINDA B REV TRUST/WILDE LINDA B TRUSTEE
PO BOX 16721
FERNANDINA BEACH, FL 32035

2024

00-SB-30-197W-0022-0000



BUILDING CHARACTERISTICS					MARKET ADJUSTMENTS													NASSAU COUNTY PROPERTY												
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	PAGE 1 of 1															
Exterior Wall	16	WD FR STUC 100	0500	11	2,519	143.8272	215.74	543,449	2003	2003	0	0	10.00	90.00	VALUATION BY STANDARD															
Roof Structur	08	IRREGULAR 100	1 SFR CUST - 100% - 2004													Heated Area: 2148														
Roof Cover	03	COMP SHNGL 100														HX Base Yr 2004														
Interior Wall	05	DRYWALL 100																												
Interior Floo	14	CARPET 70																												
Interior Floo	12	HARDWOOD 30																												
Air Condition	03	CENTRAL 100																												
Heating Type	04	AIR DUCTED 100																												
Bedrooms		3 100																												
Bathrooms		3 100																												
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			3021.00																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																										
BAS	2,148	100	2,148	417,069																										
FGR	450	55	248	48,154																										
FOP	20	30	6	1,165																										
FSP	249	40	100	19,417																										
FST	12	55	7	1,359																										
PTO	200	5	10	1,941																										
TOTALS			3,079	2,519	489,104																									
EXTRA FEATURES			95211 WOODBERRY LN, FERNANDINA BEACH																											
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	3,500.00	3,500.00	100	2003	2003	3	87	3,045															
2	0810	CONCRETE A	0 100	0	0	401.00	SF	6.50	6.50	100	2003	2003	3	83	2,163															
3	0855	CONC PAVER	0 100	0	0	110.00	SF	10.00	10.00	100	2005	2005	3	86	946															
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		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.05	175,000.00	183,750.00	183,750													
REVIEW DATE 01/14/2021 BY KBA Total Acres: 0.00 Total Land Value: 183,750 Market: 0 Agricultural: 0 Common: 183,750 PRINTED 08/06/2024 BY SYS																														