

LOT 78
CRANE ISLAND PHASE 2A
OR 2270/910

BRADISH WESLEY J & HELEN J
79 OLD WELL RD
FERNANDINA BEACH, FL 32034

2024

19-2N-28-1000-0078-0000



BUILDING CHARACTERISTICS				
ELEMENT		CD	CONSTRUCTION	
Exterior Wall		10	ABOVE AVG 100	
Roof Structure		04	WOOD TRUSS 100	
Roof Cover		12	MODULAR MT 100	
Interior Wall		05	DRYWALL 100	
Interior Floor		12	HARDWOOD 90	
Interior Floor		11	CLAY TILE 10	
Air Condition		03	CENTRAL 100	
Heating Type		04	AIR DUCTED 100	
Bedrooms			5 100	
Bathrooms			3.5 100	
Frame		02	WOOD FRAME 100	
Stories		2.	2. 100	
Units			0 100	
Quality		04	Quality Level 04	
DOR CODE		0100	SINGLE FAMILY	
MAP NUM			MKT AREA	01
NEIGHBORHOOD/LOC		2036.0100		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,254	100	2,254	1,237,874
FGR	752	55	414	227,365
FOP	112	30	34	18,672
FOP	432	30	130	71,395
FOP	457	30	137	75,239
FUS	981	100	981	538,755
STP	33	10	3	1,648
STR	80	10	8	4,394
UOP	48	20	10	5,492
TOTALS	5,149		3,971	2,180,833

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	22	3,971	366.1258	549.19	2,180,833	2022	2022	0	0	0.00	100.00

1 SFR CUST - 100% - 2023

Heated Area: 3235

HX Base Yr 2023

Floor plan diagram showing various rooms and their dimensions. Rooms are labeled: FOP 2022 (top left), FUS 2022 (top right), BAS 2022 (center), STR 2022 (bottom right), FOP 2022 (bottom left), and FGR 2022 (bottom center). Dimensions are provided for each room and connecting corridors.

BLD DATE		LGL DATE
XF DATE		LAND DATE