

LOT 294
IN OR 2115/103
PT OR 1599/347

KEARNEY STEPHEN G & VIRGINIA S
95068 WILD CHERRY DRIVE
FERNANDINA BEACH, FL 32034

2024

26-2N-28-006A-0294-0000



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	16	WD FR STUC 100		
Roof Structur	08	IRREGULAR 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floo	11	CLAY TILE 70		
Interior Floo	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	1.5	1.5 100		
Units		0 100		
Occupancy	00	NONE 100		
Quality	03	Quality Level 03		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA		04
NEIGHBORHOOD/LOC	4042.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,232	100	3,232	616,850
FGR	854	55	470	89,703
FOP	48	30	14	2,672
FOP	755	30	226	43,134
FST	24	55	13	2,481
FUS	604	100	604	115,278
STR	76	10	8	1,527
TOTALS	5,593		4,567	871,645

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	11	4,567	131.1732	196.76	898,603	2017	2017	0	0	3.00	97.00

1 SFR CUST - 100% - 2018