

IN OR 702/1875
R673977 & R673978
EX 23-6

CARTER JOHN J & PAULA M
95404 ARBOR LN
FERNANDINA BEACH, FL 32034

2024

32-2N-28-0000-0023-0020



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	10	ABOVE AVG 100		
Roof Structure	03	GABLE/HIP 100		
Roof Cover	12	MODULAR MT 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	14	CARPET 80		
Interior Floor	08	SHT VINYL 20		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms	02	3 100		
Bathrooms		2 100		
Frame	02	WOOD FRAME 100		
Stories	1.	1. 100		
Units		0 100		
Quality	03	Quality Level 03		
DOR CODE	0200 MOBILE HOME			
MAP NUM		MKT AREA		04
NEIGHBORHOOD/LOC	4005.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100	1,152	30,288
TOTALS	1,152		1,152	30,288

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,152	125.2000	87.64	100,961	1991	1995	0	0	0	70.00	30.00
1 M/H 93- - 0% - 0												
Heated Area: 1152						HX Base Yr						
24 48 48 24 BAS 1993												