

IN OR 2271/869  
A/K/A LOT 25  
MOBLEY HEIGHTS UNR

MIRSCHER ARLENE  
95497 DOUGLAS ROAD  
FERNANDINA BEACH, FL 32034

2024

35-2N-28-0000-0001-0650



| BUILDING CHARACTERISTICS |                  |                  |              |                      |
|--------------------------|------------------|------------------|--------------|----------------------|
| ELEMENT                  | CD               | CONSTRUCTION     |              |                      |
| Exterior Wall            | 10               | ABOVE AVG 100    |              |                      |
| Roof Structur            | 03               | GABLE/HIP 100    |              |                      |
| Roof Cover               | 03               | COMP SHNGL 100   |              |                      |
| Interior Wall            | 05               | DRYWALL 100      |              |                      |
| Interior Floo            | 14               | CARPET 100       |              |                      |
| 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            |              |                      |
| BUD8 Adjustme            | 04               | DIST 01 100      |              |                      |
|                          |                  |                  |              |                      |
|                          |                  |                  |              |                      |
| Quality                  | 01               | Quality Level 01 |              |                      |
| 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                      | 1,680            | 100              | 1,680        | 15,523               |
| UOP                      | 288              | 25               | 72           | 665                  |
|                          |                  |                  |              |                      |
| TOTALS                   | 1,968            |                  | 1,752        | 16,188               |

| MARKET ADJUSTMENTS |     |           |             |                |                |      |      |      |      |    |       |        |
|--------------------|-----|-----------|-------------|----------------|----------------|------|------|------|------|----|-------|--------|
| TYPE               | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT | AP | NORM  | % COND |
| 0820               | 02  | 1,752     | 66.0000     | 46.20          | 80,942         | 1983 | 1983 | 0    | 0    | 20 | 70.00 | 20.00  |

1 M/H 93- - 0% - 0

Heated Area: 1680

HX Base Yr

28

60

28

40

20

BAS

1993

12

24

12

24

UOP

2009

BLD DATE

03/17/2015

KK

LGL DATE