

LOT 100
BARNWELL MANOR PHASE 2
OR 2362/1884

GARCIA JENNIFER ELIZABETH & ABRAHAM H
94113 GOODWOOD DRIVE
FERNANDINA BEACH, FL 32034

2024

39-2N-28-0141-0100-0000



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	31	HARDIE BRD 100		
Roof Structure	08	IRREGULAR 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	13	LVT/LAMMT 70		
Interior Floor	14	CARPET 30		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		5 100		
Bathrooms		4.5 100		
Frame	02	WOOD FRAME 100		
Stories	2.	2. 100		
Units		0 100		
Occupancy	00	NONE 100		
Quality	02	Quality Level 02		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA		04
NEIGHBORHOOD/LOC	4088.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,236	100	2,236	262,316
FGR	240	55	132	15,486
FGR	463	55	255	29,916
FOP	85	30	26	3,050
FOP	361	30	108	12,670
FST	24	55	13	1,526
FUS	1,239	100	1,239	145,354
STR	28	10	3	352
TOTALS	4,676		4,012	470,668

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	4,012	94.8024	118.50	475,422	2020	2020	0	0	1.00	99.00

1 SNGL FAM - 100% - 2022

Heated Area: 3475

HX Base Yr

The floor plan diagram illustrates a residential unit layout with several rooms and corridors. The rooms are labeled with blue text indicating their code and year: FOP 2020 (top right), BAS 2020 (middle left), FGR 2020 (bottom left), FUS 2020 (middle right), and STR 2020 (small room on the right). Dimensions are provided for many areas, such as 19, 31, 7, 13, 8, 9, 13, 18, 33, 58, 21, 5, 11, 21, 5, 17, 12, 20, 11, 10, 12, 13, 7, 4, 11, 17, 12, 10, 11, 12, 13, 14, 5, 17, 12, 10, 11, 12, 13, 7, 4, 11, 17, 12, 10, 11, 12, 13, 14, 5, 17, 12, 10, 11, 12, 13, 7, 4, 11, 17, 12, 10, 11, 12, 13, 14, 5, 17, 12, 10, 11, 12, 13, 7, 4, 11, 17, 12, 10, 11, 12, 13, 14, 5, 17, 12, 10, 11, 12, 13, 7, 4, 11, 17, 12, 10, 11, 12, 13, 14, 5, 17, 12, 10, 11, 12, 13, 7, 4, 11, 17, 12, 10, 11, 12, 13, 14, 5, 17, 12, 10, 11, 12, 13, 7, 4, 11, 17, 12, 10, 11, 12, 13, 14, 5, 17, 12, 10, 11, 12, 13, 7, 4, 11, 17, 12, 10, 11, 12, 13, 14, 5, 17, 12, 10, 11, 12, 13, 7, 4, 11, 17, 12, 10, 11, 12, 13, 14, 5, 17, 12, 10, 11, 12, 13, 7, 4, 11, 17, 12, 10, 11, 12, 13, 14, 5, 17, 12, 10, 11, 12, 13, 7, 4, 11, 17, 12, 10, 11, 12, 13, 14, 5, 17, 12, 10, 11, 12, 13, 7, 4, 11, 17, 12, 10, 11, 12, 13, 14, 5, 17, 12, 10, 11, 12, 13, 7, 4, 11, 17, 12, 10, 11, 12, 13, 14, 5, 17, 12, 10, 11, 12, 13, 7, 4, 11, 17, 12, 10, 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