

LOT 30
IN OR 2117/1517
PT OR 2071/383

STOVES CHRISTOPHER & ANN
95224 SIENA COURT
FERNANDINA BEACH, FL 32034

2024

40-2N-28-226V-0030-0000



BUILDING CHARACTERISTICS				
ELEMENT		CD	CONSTRUCTION	
Exterior Wall		31	HARDIE BRD 100	
Roof Structur		03	GABLE/HIP 100	
Roof Cover		03	COMP SHNGL 100	
Interior Wall		05	DRYWALL 100	
Interior Floo		14	CARPET 70	
Interior Floo		08	SHT VINYL 30	
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	
Occupancy		00	NONE 100	
Quality		05	Quality Level 05	
DOR CODE		0100	SINGLE FAMILY	
MAP NUM			MKT AREA	04
NEIGHBORHOOD/LOC		4068.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,707	100	1,707	185,788
FGR	460	55	253	27,536
FOP	42	30	13	1,415
FOP	108	30	32	3,483
TOTALS	2,317		2,005	218,223

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,005	117.5020	111.63	223,818	2017	2017	0	0	2.50	97.50

1 SINGLE FAM - 100% - 2018

Heated Area: 1707

HX Base Yr 2018

The floor plan diagram shows a complex layout of rooms and corridors. Key areas are labeled with blue text: 'BAS 2017' (Bathroom), 'FOP 2017' (Front Office), and 'FGR 2017' (Front Gallery). Dimensions are provided for various segments of the plan, such as 14, 16, 12, 8, 11, 6, 7, 13, 20, 23, 35, 11, 20, 13, 6, 7, 8, 11, 20, 23, 35, 14, 12, 5, 4, 2, 11, 13, 20, 23, 35, 14, 12, 5,