

PT OF TRACT A
IN OR 766/1852
ESMT PT OR 764/1466

LITTLE TIMOTHY C
95155 STINGRAY LN
FERNANDINA BEACH, FL 32034

2024

44-2N-28-5120-000A-0130



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	16	WD FR STUC 100		
Roof Structure	03	GABLE/HIP 100		
Roof Cover	12	MODULAR MT 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	12	HARDWOOD 50		
Interior Floor	14	CARPET 50		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		2 100		
Bathrooms		1 100		
Frame	02	WOOD FRAME 100		
Stories	2.	2. 100		
Units		0 100		
Occupancy	00	NONE 100		
Quality	01	Quality Level 01		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA 04		
NEIGHBORHOOD/LOC	4009.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	983	100	983	119,678
DCK	138	10	14	1,705
FCP	983	25	246	29,951
FOP	224	30	67	8,158
FST	25	55	14	1,705
FST	25	55	14	1,705
STR	80	10	8	974
UOP	224	20	45	5,479
TOTALS	2,682		1,391	169,352

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0900	01	1,391	105.3000	131.62	183,083	2008	2008	0	0	0	7.50	92.50	
1 SNGL FAM - 0% - 0													
Heated Area: 983													
HX Base Yr													
28 8 UOP 2008 28 8 28 15 5 5 FST 2008 5 5 16 28 36 FCP 2008 28 8 FOP 2008 28 8 28 15 5 5 FST 2008 5 5 16 28 36 BAS 2008 6 23 CK 2008 23 6 5 5 16 5 STR 2008													

BLD DATE	02/10/2009	RK	LGL DATE	
XF DATE			LAND DATE	03/13/2024

ML
