

TRACTS 35 & 36
IN OR 1480/1495
HOLLY POINT UNIT 2 UNR

CORBITT THOMAS L/WARD MOLLY D
94604 DUCK LAKE DRIVE
FERNANDINA BEACH, FL 32034

2024

45-2N-28-525B-0035-0000



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	26	AL SIDING 100		
Roof Structur	03	GABLE/HIP 100		
Roof Cover	08	CLAY TILE 100		
Interior Wall	04	PLYWOOD 100		
Interior Floo	02	MIN PLYWD 50		
Interior Floo	14	CARPET 50		
Air Condition	02	WINDOW 100		
Heating Type	03	FORCED AIR 100		
Bedrooms		3 100		
Bathrooms		1 100		
Frame	02	WOOD FRAME 100		
Stories	0	0 100		
Units		0 100		
Occupancy	00	NONE 100		
Quality	03	Quality Level 03		
DOR CODE		0200MOBILE HOME		
MAP NUM		MKT AREA		04
NEIGHBORHOOD/LOC		4003.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	720	100	720	16,027
TOTALS	720		720	16,027

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	01	720	106.0000	74.20	53,424	1972	1972	0	0	0	70.00	30.00
1 M/H 93- - 100% - 2008						Heated Area: 720			HX Base Yr 2008			
12 60 60 12 BAS 1993												

BLD DATE	11/13/2007	RK	LGL DATE	04/24/2024	MLU
XF DATE			LAND DATE		