

LOT 24
IN OR 2114/774
HOLLY POINT EAST PB 6/160

PEARSON QUENTIN S & PAMELA
85436 OWENS ROAD
FERNANDINA BEACH, FL 32034

2024

45-2N-28-525F-0024-0000



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	30	VINYL 100		
Roof Structur	03	GABLE/HIP 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floo	14	CARPET 80		
Interior Floo	08	SHT VINYL 20		
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		
Quality	03	Quality Level 03		
DOR CODE	0200	MOBILE HOME		
MAP NUM		MKT AREA		04
NEIGHBORHOOD/LOC	4004.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,248	100	1,248	43,880
TOTALS	1,248		1,248	43,880

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	1,248	117.2000	87.90	109,699	1997	1997	0	0	60.00	40.00
2 M/H 94+ - 100% - 2018				Heated Area: 1248				HX Base Yr 2018			
26 48 26 48 BAS 2017											

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/26/2023

MLU