

BLOCK 3 LOT 1 1998 SUNS DW
PT OR 1925/1716
SPRING HILL SUB UNIT 2 PB 5/35

PDJ LLC
PO BOX 15163
FERNANDINA BEACH, FL 32035

2024

45-2N-28-550B-0003-0010



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	30	VINYL 100		
Roof Structure	03	GABLE/HIP 100		
Roof Cover	12	MODULAR MT 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	14	CARPET 80		
Interior Floor	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	04	Quality Level 04		
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	1,288	100	1,288	54,983
UOP	96	25	24	1,024
TOTALS	1,384		1,312	56,008

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	1,312	135.5200	101.64	133,352	1998	1998	0	0	58.00	42.00
1 M/H 94+ - 0% - 0											
Heated Area: 1288											
HX Base Yr											
23 23 37 19 12 8 8 12 BAS 2001 UOP 2014											

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

MLU