

GOLAS TRACY & CHER
940805 OLD NASSAUVILLE RD
FERNANDINA BEACH, FL 32034

45-2N-28-550B-0003-0430

[illegible]

BLOCK 3 LOT 43
IN OR 2246/1339
R788201 & R788204

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FERNANDINA BEACH, FL 32034

2024

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BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	25	MOD METAL 100		
Roof Structur	10	STEEL FRME 100		
Roof Cover	12	MODULAR MT 100		
Interior Wall	07	NONE 100		
Interior Floo	03	CONC FINSH 100		
Air Condition	01	NONE 100		
Heating Type	01	NONE 100		
Bedrooms		0 100		
Bathrooms		0 100		
Frame	05	STEEL 100		
Stories	1.	1. 100		
Units		0 100		
Occupancy	00	NONE 100		
Quality	06	Quality Level 06		
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	1,200	100	1,200	24,572
PT0	576	5	29	594
TOTALS	1,776		1,229	25,166

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
6500	01	1,229	60.9500	21.33	26,215	2019	2019	0	0	4.00	96.00

2 GARAGE RES - 100% - 2020

Heated Area: 1200

HX Base Yr 2020

24

24

24

24

50

50

24

PTO
2019

BAS
2019

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