

LOT 18
IN OR 350 PG 723
LIVE OAK PLANTATION PB 4/117

TODD LARRY J & DIANE W
96050 MARSH HEN RD
FERNANDINA BEACH, FL 32034

2024

46-3N-28-5102-0018-0000



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	20	FACE BRICK 100		
Roof Structure	03	GABLE/HIP 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	14	CARPET 100		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		3 100		
Bathrooms		2.5 100		
Frame	02	WOOD FRAME 100		
Stories	1.	1. 100		
Units		0 100		
BUD8 Adjustme	04	DIST 01 100		
Occupancy	00	NONE 100		
Quality	04	Quality Level 04		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA	04	
NEIGHBORHOOD/LOC	4020.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,658	100	1,658	187,003
FGR	625	55	344	38,799
FOP	12	30	4	451
FSP	168	40	67	7,557
PTO	252	5	13	1,466
TOTALS	2,715		2,086	235,276

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,086	114.2190	142.77	297,818	1987	1995	0	0	0	21.00	79.00
1 SNGL FAM - 100% - 0												
Heated Area: 1658												
HX Base Yr												
PTO 2007 FSP 1993 BAS 1993 FGR 1993 FOP 1993 Dimensions: 21, 12, 8, 16, 25, 36, 25, 7, 4, 2, 5, 30, 25,												