

BLK 12 LOTS 4 & 3 & W1/2 ABND
R/W RESOLUTION 97-200
IN OR 2170/1485

LEWIS STREET LLC
960194 GATEWAY BLVD STE #101
FERNANDINA BEACH, FL 32034

2025

00-00-30-010D-0012-0040



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	05	AVERAGE 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	13	LVT/LAMNT 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			
Occupancy	00	NONE 100			
Quality	04	Quality Level 04			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA			03
NEIGHBORHOOD/LOC		3038.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100	1993	960	102,772
FOP	240	30	1993	72	7,708
UOP	16	20	1993	3	321
TOTALS	1,216			1,035	110,801

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0100	01	1,035	119.2800	119.28	123,455	1993	2003	0	0	0	10.25	89.75	
1 SINGLE FAM - 0% - 0													
Heated Area: 960													
HX Base Yr													
4 4 UQP 1993 4 31 24 BAS 1993 24 40 6 FOP 1993 6 40													
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