

12-2N-28 LOT 5
IN OR 1504/1586
PHILIPS MANOR SUB PB 2/78

BOLER MICHAEL C & PATRICIA A
1527 PHILIPS MANOR ROAD
FERNANDINA BEACH, FL 32034

2025

00-00-30-0480-0005-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	11	CLAY TILE 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 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	3029.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,509	100	2005	1,509	154,140
FGR	490	55	2005	270	27,580
FOP	618	30	2005	185	18,897
FSP	444	40	2005	178	18,183
FST	56	55	2005	31	3,167
FUS	908	100	2005	908	92,750
TOTALS	4,025			3,081	314,716

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
2	0812	CONCRETE C	0	100	0	0	1,749.00	SF	4.00
3	0810	CONCRETE A	0	100	0	0	341.00	SF	6.50
4	0861	POOL GUNIT	0	100	0	0	492.00	SF	85.00
5	0877	JACUZZI	0	100	0	0	1.00	UT	1,000.00
6	0855	CONC PAVER	0	100	0	0	1,067.00	SF	7.00
7	0462	ST/AL FNC	0	100	0	0	792.00	SF	10.00
8	0940	SHEDS/PORT	0	100	10	8	80.00	SF	30.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100		RSF	1100.00	227.00	1.00

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,081	112.2492	112.25	345,842	2005	2005	0	0	0	91.00

1 SINGLE FAM - 100% - 2008

Heated Area: 2417

HX Base Yr 2008

Floor plan diagram showing rooms and dimensions:

- FGR 2005: 23, 22, 12, 21, 9, 14, 7, 8, 20, 12, 13, 9, 13, 20, 51, 24, 27, 7, 5, 27, 3, 17, 3
- FST 2005: 8, 7, 8, 7, 8, 12, 13, 9, 13, 20, 51, 24, 27, 7, 5, 27, 3, 17, 3
- BAS 2005: 23, 22, 12, 21, 9, 14, 7, 8, 20, 12, 13, 9, 13, 20, 51, 24, 27, 7, 5, 27, 3, 17, 3
- FOP 2005: 23, 22, 12, 21, 9, 14, 7, 8, 20, 12, 13, 9, 13, 20, 51, 24, 27, 7, 5, 27, 3, 17, 3
- FSP 2005: 23, 22, 12, 21, 9, 14, 7, 8, 20, 12, 13, 9, 13, 20, 51, 24, 27, 7, 5, 27, 3, 17, 3

Floor plan diagram showing room and dimensions:

- FUS 2005: 15, 22, 4, 5, 3, 10, 15, 4, 9, 12, 13, 9, 13, 20, 51, 24, 27, 7, 5, 27, 3, 17, 3

BLD DATE

LGL DATE