

CROSS THOMAS LEE & PAMELA J
96013 SEA BREEZE WAY
FERNANDINA BEACH, FL 32034

00-00-30-0741-0110-0000

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall

16WD FR STUC 100

Roof Structur

08IRREGULAR 100

Roof Cover

03COMP SHNGL 100

Interior Wall

05DRYWALL 100

Interior Floo

11CLAY TILE 60

Interior Floo

14CARPET 40

Air Condition

03CENTRAL 100

Heating Type

04AIR DUCTED 100

Bedrooms

3100

Bathrooms

2.5100

Frame

02WOOD FRAME 100

Stories Units

1.1.100
0100

Occupancy

00NONE 100

Quality

04Quality Level 04

DOR CODE

0100SINGLE FAMILY

MAP NUM

MKT AREA02

NEIGHBORHOOD/LOC

2122.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

2,523

100

2016

2,523

441,157

FGR

638

55

2016

351

61,374

FOP

24

30

2016

7

1,224

FOP

200

30

2016

60

10,491

TOTALS

3,385

2,941

514,247

EXTRA FEATURES

L N

OBI/XF CODE

DESCRIPTION

BLD CAP

L

W

UNITS

UT

Adj R

ADJ UNIT PRICE

ORIG COND

YEAR ON

YEAR ACTUAL

Q

% COND

OBI/XF MKT VALUE

NOTES

10855

CONC PAVER

0100

0

0

688.00

SF

10.00

10.00

100

2016

2016

3

95

6,536

20855

CONC PAVER

0100

0

0

75.00

SF

10.00

10.00

100

2016

2016

3

95

713

30855

CONC PAVER

0100

0

0

315.00

SF

10.00

10.00

100

2019

2019

3

97

3,056

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPTH FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

1000100

C

RES

100

PUD

0.00

0.00

1.00

LT

1.00

1.00

1.00

300,000.00

300,000.00

300,000

REVIEW DATE

01/14/2021

BY

TWA

Total Acres:

0.00

Total Land Value:

300,000

Market:

0

Agricultural:

0

Common:

300,000

PRINTED 07/30/2025 BY SYS

MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

0500

01

2,941

115.2816

182.14

535,674

2016

2016

0

0

4.00

96.00

1 SFR CUST - 100% - 2017

Heated Area: 2523

HX Base Yr 2017

96013 SEA BREEZE WAY, FERNANDINA BEACH

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

SALES DATA

OFF RECORD Number

DATE

TYPE INST

QUANTITY

VOLUME

RSN CD

SALE PRICE

2059/0418

7/15/2016

WD Q

I

01

452,300

GRANTOR: RIVERSIDE HOMES OF NO

GRANTEE: CROSS THOMAS LEE &

1996/1770

8/10/2015

SW U

V

30

105,000

GRANTOR: OCEAN BREEZE OF AMELI

GRANTEE: RIVERSIDE HOMES OF

BUILDING NOTES

BUILDING DIMENSIONS

FOP=[YR=2016] W20 BAS=[YR=2016] W29 S50 FGR=[YR=2016] S23 E25 N8 E4 FOP=[YR=2016] E6 N4 W6 S4\$ N12 E1 N3 W30\$ E30 S3 W1 S8 E6 S4 E14 N55 W20 N10\$ S10 E20 N10\$.