

PT LOT 28
IN OR 402/220 & OR 402/218
ESMT IN OR 402/506

FERREIRA DONALD M & MARY V
4751 TANAGER LANE
FERNANDINA BEACH, FL 32034

2025

00-00-30-0760-0028-0040



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	12	CEDAR 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	12	MODULAR MT 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	09	PINE WOOD 100			
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			
BUD8 Adjustme	05	DIST 1A 100			
Occupancy	00	NONE 100			
Quality		03	Quality Level 03		
DOR CODE		0100	SINGLE FAMILY		
MAP NUM			MKT AREA		03
NEIGHBORHOOD/LOC		3027.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,212	100	1993	2,212	184,975
DCK	93	10	2010	9	753
DCK	168	10	2010	17	1,422
FOP	224	30	1993	67	5,603
FOP	20	30	2010	6	502
FSP	224	40	2010	90	7,526
STP	40	10	1993	4	335
TOTALS		2,981		2,405	201,114

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,405	103.8800	103.88	249,831	1985	1985	0	0	0 19.50	80.50
1 SINGLE FAM - 100% - 0 Heated Area: 2212 HX Base Yr 1986											
4751 TANAGER LN, FERNANDINA BEACH											
BLD DATE						LGL DATE			03/26/2024		
XF DATE						LAND DATE			MLU		
INC DATE						AG DATE					

EXTRA FEATURES						4751 TANGER LN, FERNANDINA BEACH				INC DATE						AG DATE			
L N	OB/CF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/CF MKT VALUE	NOTES		
1	0940	SHEDS/PORT	0	100	12	10	120.00	SF	21.30	21.30	100	1990	1990	3	20	511			
2	1076	TRELLIS A	0	100	0	0	260.00	SF	7.50	7.50	100	1990	1990	3	20	390			
3	1242	WD DECK A	0	100	16	14	224.00	SF	10.00	10.00	100	1990	1990	3	20	448			
4	0825	BRICK	0	100	0	0	741.00	SF	12.50	12.50	100	1990	1990	3	85	7,873			
5	0820	WOOD WALK	0	100	0	0	272.00	SF	11.75	11.75	100	1990	1990	3	40	1,278			
6	0855	CONC PAVER	0	100	0	0	64.00	SF	10.00	10.00	100	1995	1995	3	68	435			
7	0850	PEBBLE WLK	0	100	0	0	330.00	SF	3.50	3.50	100	1990	1990	3	57	658			