

LOT 20
THE BREAKERS @ OCEAN REACH #1
PB 6/44

CAVALLO VINCENT G JR & HOLLIS A
2895 BREAKERS DR
FERNANDINA BEACH, FL 32034

2025

00-00-30-085B-0020-0000



BUILDING CHARACTERISTICS									
ELEMENT	CD	CONSTRUCTION							
Exterior Wall	16	WD FR STUC 100							
Roof Structure	03	GABLE/HIP 100							
Roof Cover	03	COMP SHNGL 100							
Interior Wall	05	DRYWALL 100							
Interior Floor	14	CARPET 80							
Interior Floor	11	CLAY TILE 20							
Air Condition	03	CENTRAL 100							
Heating Type	04	AIR DUCTED 100							
Bedrooms		4 100							
Bathrooms		3 100							
Frame	02	WOOD FRAME 100							
Stories	1.	1. 100							
Units		0 100							
Occupancy	00	NONE 100							
Quality	06	Quality Level 06							
DOR CODE	0100	SINGLE FAMILY							
MAP NUM		MKT AREA						02	
NEIGHBORHOOD/LOC	2031.00								
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA		SUBAREA MARKET VALUE			
BAS	2,435	100	1997	2,435		342,543			
FGR	440	55	1997	242		34,043			
FOP	67	30	1997	20		2,814			
FSP	212	40	1997	85		11,958			
PTO	12	5	1997	1		141			
TOTALS	3,166			2,783		391,498			