

LOT 25
IN OR 2056/210
5115 PARKWAY PB 5/196

MORRISON TOM G TRUSTEE OF THE
1792 ARBOR DR
FERNANDINA BEACH, FL 32034

2025

00-00-30-5115-0025-0000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	16	WD FR STUC 100			
Roof Structur	08	IRREGULAR 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	14	CARPET 80			
Interior Floo	11	CLAY TILE 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	03	Quality Level 03			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 03			
NEIGHBORHOOD/LOC	3033.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,198	100	1993	2,198	389,834
FGR	498	55	1993	274	48,597
FOP	40	30	1993	12	2,129
FOP	49	30	1993	15	2,661
FSP	187	40	1993	75	13,302
FST	54	55	1993	30	5,320
TOTALS	3,026			2,604	461,842

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0500	11	2,604	136.0627	214.98	559,808	1989	1989	0	0	0	17.50	82.50

1 SFR CUST - 100% - 2022