

BLOCK 7 LOT 7
IN OR 2113/844
AMELIA PARK PHASE 1 UNIT 3

MULLINS JUDITH ANN
1845 HOMETOWN DR
FERNANDINA BEACH, FL 32034

2025

00-00-31-102P-0007-0070



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	12	HARDWOOD 50
Interior Floo	15	HARDTILE 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01

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NEIGHBORHOOD/LOC	1031.00			

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,404	100	2003	1,404	279,925
FGR	648	55	2003	356	70,979
FOP	24	30	2003	7	1,396
FOP	84	30	2003	25	4,984
FOP	300	30	2003	90	17,944
FOP	300	30	2003	90	17,944
FUS	1,488	100	2003	1,488	296,673
PTO	32	5	2003	2	399
STR	12	10	2003	1	200
STR	38	10	2003	4	797
TOTALS	4,330			3,467	691,240

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W			
1	0500	FP-PRE FAB	0	0	0	0			
2	0810	CONCRETE A	0	0	0	0			
3	0810	CONCRETE A	0	0	23	5			
4	0830	FLAGSTONE	0	0	10	10			
6	0877	JACUZZI	0	0	0	0			

REVIEW DATE	05/12/2019	BY	KBA	Total Acres:	0.00	Total Land Value:	375,000	Market:	0	Agricultural:	0	Common:	375,000	PRINTED 07/30/2025 BY	SY
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MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0500	11	3,467	140.2080	221.53	768,045	2003	2003	0	0	0	10.00	90.00
1 SFR CUST - 0% - 0				Heated Area: 2892				HX Base Yr				

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2025
		MLU	