

BLOCK J W1/2 OF LOT 7
IN OR 2678/1352
ATLANTIC HIGHLANDS SUB

BITTAKER JOE R & ANN RYER LIVING TRUST/BITTAKER JO
1623 ALACHUA ST
FERNANDINA BEACH, FL 32034

2025

00-00-31-1060-000J-0072



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	18	CEMENT BRK 100			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	12	HARDWOOD 100			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		2 100			
Frame	03	MASONRY 100			
Stories	1.	1. 100			
Units		0 100			
BUD8 Adjustme	02	DIST FB 100			
Occupancy	00	NONE 100			
Quality	04	Quality Level 04			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA		01	
NEIGHBORHOOD/LOC	1007.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,350	100	1993	1,350	159,163
FEP	216	80	2017	173	20,396
STP	30	10	2011	3	354
TOTALS	1,596			1,526	179,913

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0100	01	1,526	131.7330	131.73	201,020	1960	2010	0	0	0	10.50	89.50	

1 SINGLE FAM - 0% - 2024

Heated Area: 1350

HX Base Yr

18

12

FEP
2017

12

18

36

25

BAS
1993

25

29

5

6

STP
2011

6

5

BLD DATE		LGL DATE	
YE DATE		LAND DATE	04/09/2025