

N 45.50' OF LOT 3
IN OR 1430/1440
CHADWICK PLACE PB 5/130

RICHARDS NATALIE
86163 SHELTER ISLAND DR
FERNANDINA BEACH, FL 32034-8148

2025

00-00-31-1177-0003-0010



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	16	WD FR STUC 100			
Roof Structur	03	GABLE/HIP 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	1.5	1.5 100			
Units		0 100			
Occupancy	00	NONE 100			
Quality	04	Quality Level 04			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA			01
NEIGHBORHOOD/LOC	1026.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	892	100	2005	892	98,220
FGR	247	55	2005	136	14,975
FOP	36	30	2005	11	1,211
FUS	546	100	2005	546	60,121
TOTALS	1,721			1,585	174,527

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0320	01	1,585	121.6656	121.67	192,847	2005	2005	0	0	0	9.50	90.50
1 TOWNHOUSE - 0% - 0				Heated Area: 1438				HX Base Yr				
37 22 21 4 15 4 3 4 19 13 19 13 BAS 2005 2 9 4 4 19 13 FGR 2005 FOP 2005 28 22 2 9 5.7 9 FUS 2005												