

UNIT 3-E
PT OR 2281/1131
AMELIA LANDINGS I OR 388/157

BENNETT FAMILY TRUST/BENNETT DEREK J TRUSTEE
855 LAGUNA DRIVE
FERNANDINA BEACH, FL 32034

2025

00-00-31-142L-0003-00E0



BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS													
ELEMENT		CD	CONSTRUCTION			TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
Floor			3 100			1425300		767				1983	1983	100	100	0			
Recreation CLUBHOUSE			CLUBHOUSE 100	1 CONDO - 0% - 0														HX Base Yr	
Recreation POOL			POOL 100																
Recreation TENNIS CT			TENNIS CT 100																
Location EXTERIOR			EXTERIOR 100																
View Lump TYPICAL			TYPICAL 100																
Desirable 3RD FLOOR			3RD FLOOR 100																
Balcony FSP			FSP 100																
Parking OPEN			OPEN 100																
Bedrooms			2 100																
Bathrooms			2 100																
Oth Rooms			2 100																
Quality		03	Quality Level 03																
DOR CODE		0400	CONDOMINIUM																
MAP NUM			MKT AREA			01													
NEIGHBORHOOD/LOC		1087.00																	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE														