

BLOCK 1 LOT 5  
OCEAN CITY NORTH PORTION R/P  
PBK 2/38

PICCIRILLO MARK & JODI  
PO BOX 158880  
FERNANDINA BEACH, FL 32035

2025

00-00-31-1520-0001-0050



| BUILDING CHARACTERISTICS |                  |                  |      |              |                      |
|--------------------------|------------------|------------------|------|--------------|----------------------|
| ELEMENT                  | CD               | CONSTRUCTION     |      |              |                      |
| Exterior Wall            | 16               | WD FR STUC 100   |      |              |                      |
| Roof Structure           | 03               | GABLE/HIP 100    |      |              |                      |
| Roof Cover               | 03               | COMP SHNGL 100   |      |              |                      |
| Interior Wall            | 05               | DRYWALL 100      |      |              |                      |
| Interior Floor           | 14               | CARPET 70        |      |              |                      |
| Interior Floor           | 15               | HARDTILE 30      |      |              |                      |
| 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            |      |              |                      |
| 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         | 1057.00          |                  |      |              |                      |
| AREA TYPE                | TOTAL GROSS AREA | PCT OF BASE      | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS                      | 1,881            | 100              | 1993 | 1,881        | 318,255              |
| FGR                      | 648              | 55               | 1993 | 356          | 60,233               |
| FOP                      | 80               | 30               | 1993 | 24           | 4,060                |
|                          |                  |                  |      |              |                      |
| TOTALS                   | 2,609            |                  |      | 2,261        | 382,550              |

| MARKET ADJUSTMENTS |     |           |             |                |                |      |      |      |      |   |      |        |
|--------------------|-----|-----------|-------------|----------------|----------------|------|------|------|------|---|------|--------|
| TYPE               | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT |   | NORM | % COND |
| 0500               | 01  | 2,261     | 115.1451    | 181.93         | 411,344        | 1957 | 2010 | 0    | 0    | 0 | 7.00 | 93.00  |

1 SFR CUST - 100% - 2025

Heated Area: 1881

HX Base Yr 2025

27

24

24

27

15

14

36

28

13

5

16

5

51

FGR

1993

BAS

1993

FOP

1993

BLD DATE

XF DATE

LGL DATE

LAND DATE

03/10/2025

MLU