

WATKINS RUTH ANNE C
205 SEA WOODS DR
FERNANDINA BEACH, FL 32034

2025



BUILDING CHARACTERISTICS

ELEMENTCD

AVERAGE 100
GABLE/HIP 100
MODULAR MT 100
DRYWALL 100
HARDWOOD 70
CLAY TILE 30
CENTRAL 100
AIR DUCTED 100
3 100
2 100
WOOD FRAME 100
1. 1. 100
0 100
NONE 100

QUALITY04

Quality Level 04

DOR CODE0100

SINGLE FAMILY

MAP NUM

MKT AREA

01

NEIGHBORHOOD/LOC

1013.00

AREA TYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS1,13510019931,135167,508

DCK246101993253,690

FGR39955199321932,321

FOP93019933442

TOTALS1,7891,382203,962

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLD CAPL WUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% COND OB/XF MKT VALUENOTES

10810CONCRETE A010000756.00SF6.506.5010019891989354.52,678

LAND DESCRIPTION

L NUSE CODECLS LAND USE DESCRIPTIONCAPRD LOC ZONEFRONTDEPTHTOT LND UTSEUNIT TYPEDTDPHT FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYR CONSRV

1000100CRES1000006R-10.000.001.00LT1.001.001.00150,000.00150,000.00150,000

REVIEW DATE05/12/2019BYKBA

Total Acres: 0.00Total Land Value: 150,000Market: 0Agricultural: 0Common: 150,000

PRINTED 07/30/2025 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYBEYEBCONFNCTNORM% COND

0900011,382130.3848172.11237,8561989199500014.2585.75

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUE203,962

TOTAL MARKET OB/XF VALUE2,678

TOTAL LAND VALUE - MARKET150,000

TOTAL MARKET VALUE356,640

SOH/AGL Deduction184,974

ASSESSED VALUE171,666

TOTAL EXEMPTION VALUEHX HB50,722

BASE TAXABLE VALUE120,944

TOTAL JUST VALUE356,640

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE347,069

SALES DATA

OFF RECORD NumberDATETYPE INSTQU / I V / I RSN CD SALE PRICE

2313/199810/16/2019WDQ Q I 01297,500

GRANTOR: PLINN PATRICK & KAREN

GRANTEE: WATKINS RUTH ANNE C

2275/10114/26/2019WDQ Q I 01282,500

GRANTOR: RENNER DONALD W III &

GRANTEE: FLINN PATRICK & KAR

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W14 DCK=[YR=1993] N1E2N6W2N6 W18S13E18\$W29
FGR=[YR=1993] W19 S21 E19 N21 \$ S26 E13 FOP=[YR=1993] E3 N3
W3S3 \$ N3 E3 S5 E13 N2 E14 N26 \$.

205 SEA WOODS DR, FERNANDINA BEACH

BLD DATEXF DATEINC DATELGL DATELAND DATEAG DATE

Heated Area: 1135 HX Base Yr 2020

DCK 1993

FGR 1993

FOP 1993

BAS 1993