

LOT 23 IN OR 882/266
THE RESIDENCE @ AMELIA
LANDINGS #5 PB 6/59

PREVATT JENNIFER B & RANDALL C
2315 YARD ARM WAY
FERNANDINA BEACH, FL 32034

2025

00-00-31-1652-0023-0000



BUILDING CHARACTERISTICS					
ELEMENT		CD	CONSTRUCTION		
Exterior Wall		10	ABOVE AVG 100		
Roof Structur		03	GABLE/HIP 100		
Roof Cover		03	COMP SHNGL 100		
Interior Wall		05	DRYWALL 100		
Interior Floo		12	HARDWOOD 70		
Interior Floo		14	CARPET 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		
Occupancy		00	NONE 100		
Quality		04	Quality Level 04		
DOR CODE		0100	SINGLE FAMILY		
MAP NUM			MKT AREA		01
NEIGHBORHOOD/LOC		1049.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,174	100	2000	2,174	425,664
FGR	563	55	2000	310	60,697
FOP	133	30	2010	40	7,832
FSP	150	40	2000	60	11,747
STR	9	10	2010	1	196
UOP	5	20	2000	1	196
UOP	85	20	2000	17	3,328
TOTALS	3,119			2,603	509,661

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0500	11	2,603	140.0256	221.24	575,888	2000	2000	0	0	0	11.50	88.50

1 SFR CUST - 100% - 2001

Heated Area: 2174

HX Base Yr 2001

Diagram showing a floor plan with various rooms and their market values (e.g., BAS 2000, FSP 2000, FOP 2010, FGR 2000, UOP 2000). Dimensions are provided for each room and the overall layout.

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/01/2025

MLU