

PARKS DAVID & DIANA
1103 FIR STREET
FERNANDINA BEACH, FL 32034

00-00-31-1800-0214-01D2

[illegible]

BLK 214 W1/2 OF TRACT D OF
LOT 1 & W1/2 OF N 14 FT OF
TRACT C OF LOT 1 IN

PARKS DAVID & DIANA
1103 FIR STREET
FERNANDINA BEACH, FL 32034

2025

00-00-31-1800-0214-01D2



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	09	PINE WOOD 100			
Air Condition	03	CENTRAL 100			
Heating Type	03	FORCED AIR 100			
Bedrooms		1 100			
Bathrooms		1 100			
Frame	02	WOOD FRAME 100			
Stories	1.	1. 100			
Units		0 100			
BUD8 Adjustme	02	DIST FB 100			
Occupancy	00	NONE 100			
Quality	03	Quality Level 03			
DOR CODE	0800	MULTI-FAMILY			
MAP NUM		MKT AREA 01			
NEIGHBORHOOD/LOC	1009.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	406	100	1993	406	41,480
FOP	28	30	1993	8	817
STP	18	10	2018	2	205
TOTALS	452			416	42,502

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	416	118.8000	118.80	49,421	1950	1995	0	0	0	14.00	86.00

2 SINGLE FAM - 0% - 2018

Heated Area: 406

HX Base Yr 2018

14

29

10

7

4

7

3

6

3

19

BAS

1993

FOP

1993

STP

2018

BLD DATE

LGL DATE