



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	13	LVT/LAMNT 100			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		2.5 100			
Frame	02	WOOD FRAME 100			
Stories	2.	2. 100			
Units		0 100			
Quality	05	Quality Level 05			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA			01
NEIGHBORHOOD/LOC	1011.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	589	100	2022	589	144,820
FGR	380	55	2022	209	51,388
FOP	36	30	2022	11	2,704
FUS	905	100	2022	905	222,517
STR	64	10	2022	6	1,476
TOTALS	1,974			1,720	422,904

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0500	11	1,720	156.4000	247.11	425,029	2022	2022	0	0	0.50	99.50		
1 SFR CUST - 100% - 2023													
Heated Area: 1494													
HX Base Yr 2023													
19 20 19 20 19 31 31 2 18 2 FGR 2022 19 51 19 14 10 2 4 6 16 19 STR 2022 31 31 2 18 2 FOP 2022													
405 S 14TH ST, FERNANDINA BEACH													
				BLD DATE				LGL DATE					
				XF DATE				LAND DATE		03/18/2024			
				INC DATE						AG DATE			
												03/18/2024	
												MLU	

EXTRA FEATURES							405 S 14TH ST, FERNANDINA BEACH				INC DATE				AG DATE			
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES	
1	0855	CONC PAVER	0	100	0	0	930.00	SF	10.00	10.00	100	2022	2022	3	99	9,207		
2	0855	CONC PAVER	1	100	0	0	304.00	SF	10.00	10.00	100	2023	2022		99	3,010		
3	1076	TRELLIS A	1	100	19	16	304.00	SF	7.50	7.50	100	2023	2022		95	2,166		
4	0476	VF 6 SBPL	1	100	0	0	51.00	LF	32.00	32.00	100	2023	2022		98	1,599		