



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		4 100			
Bathrooms		3 100			
Frame	02	WOOD FRAME 100			
Stories	2.	2. 100			
Units		0 100			
Occupancy	00	NONE 100			
Quality	03	Quality Level 03			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA		01	
NEIGHBORHOOD/LOC	1008.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	918	100	2013	918	274,476
FOP	90	30	2013	27	8,073
FOP	132	30	2013	40	11,959
FUS	864	100	2013	864	258,330
STR	12	10	2013	1	299
STR	24	10	2013	2	598
TOTALS	2,040			1,852	553,736

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0500	12	1,852	194.0890	306.66	567,934	2013	2018	0	0	0	2.50	97.50
1 SFR CUST - 100% - 2024												
Heated Area: 1782												
HX Base Yr 2024												
110 S 13TH ST, FERNANDINA BEACH												
BLD DATE		07/11/2013					DJKK		LGL DATE			
XF DATE									LAND DATE		03/25/2024	
INC DATE									AG DATE		MLU	

EXTRA FEATURES						110 S 13TH 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	0940	SHEDS/PORT	0	100	10	8	80.00	SF	30.00	30.00	100	2010	2010	3	40	960	
2	0861	POOL GUNIT	0	100	0	0	370.00	SF	85.00	85.00	100	2021	2021	3	93	29,249	
3	0855	CONC PAVER	0	100	0	0	270.00	SF	10.00	10.00	100	2021	2021	3	99	2,673	
												</					