

LOT 4 & PT SECT 13-2N-28
IN OR 705 PG 842
GOLFSIDE AT SUMMER BEACH #1

FLYNN EILEEN P
1762 REGATTA DRIVE
FERNANDINA BEACH, FL 32034

2025

00-SB-30-065A-0004-0000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	16	WD FR STUC 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	14	CARPET 80			
Interior Floo	11	CLAY TILE 20			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		3 100			
Frame	02	WOOD FRAME 100			
Stories	1.	1. 100			
Units		0 100			
Quality	04	Quality Level 04			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 03			
NEIGHBORHOOD/LOC	3019.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,713	100	1994	2,713	489,367
FGR	519	55	1994	285	51,408
FOP	49	30	1994	15	2,706
FOP	366	30	1994	110	19,842
FST	21	55	1994	12	2,165
TOTALS	3,668			3,135	565,486

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	11	3,135	134.3126	212.21	665,278	1994	1994	0	0	0 15.00	85.00
1 SFR CUST - 100% - 1995				Heated Area: 2713				HX Base Yr 1995			
The floor plan diagram illustrates the layout of a single-family residence (SFR) with a heated area of 2713 square feet. The plan includes several rooms and areas, each labeled with a code and the year 1994. The rooms are: FOP (Front Office/Parlor), BAS (Bathroom), FGR (Front Garden/Room), and FTR (Front Terrace/Room). The diagram shows the following dimensions for the rooms and areas: FOP (11' x 11'), BAS (11' x 11'), FGR (11' x 11'), and FTR (11' x 11'). The plan also shows a central hallway (40') and a large living area (27' x 27'). The overall layout is a rectangular shape with a central hallway and a large living area. The plan is drawn to scale, with dimensions in feet. The code 'FOP 1994' is shown in blue text. The code 'BAS 1994' is shown in blue text. The code 'FGR 1994' is shown in blue text. The code 'FTR 1994' is shown in blue text. The plan is a detailed architectural drawing of a single-family residence.											
BLD DATE						LGL DATE					
XF DATE						LAND DATE					
						03/26/2024					
						MLU					