

LOT 29
BEACHWOOD VILLAGE UNIT 1
PB 4/25-27

CONNER FRANK HENRY III & SUSAN MULLER
14 BEACHWOOD RD
FERNANDINA BEACH, FL 32034

2025

01-6N-29-0201-0029-0000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	16	WD FR STUC 100			
Roof Structur	08	IRREGULAR 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	12	HARDWOOD 70			
Interior Floo	11	CLAY TILE 30			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		4 100			
Bathrooms		3 100			
Frame	02	WOOD FRAME 100			
Stories	1.	1. 100			
Units		0 100			
Quality	03	Quality Level 03			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 10			
NEIGHBORHOOD/LOC	10001.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,957	100	2014	2,957	595,596
FGR	744	55	2014	409	82,380
FOP	92	30	2014	28	5,640
FSP	324	40	2014	130	26,185
PTO	56	5	2014	3	604
UOP	72	20	2014	14	2,820
TOTALS	4,245			3,541	713,225

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	11	3,541	134.1882	212.02	750,763	2014	2014	0	0	5.00	95.00
1 SFR CUST - 100% - 2025						Heated Area: 2957		HX Base Yr 2025			