

LOT 16
IN OR 1477/249
SEA MARSH VILLAGE 1 PB 4/11

ALBRIGHT CHARLES A & ROSEMARY
13 WILLOW POND RD
FERNANDINA BEACH, FL 32034

2025

01-6N-29-1900-0016-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	14	WD SHINGLE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
Occupancy	00	NONE 100
Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 10
NEIGHBORHOOD/LOC	10001.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,887	100
BAS	80	100
FGR	477	55
FOP	126	30
FOP	132	30
FUS	663	100
UOP	170	20
TOTALS	3,535	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	01	3,004	106.7430	168.65	506,625	1992	1992	0	0	0 16.00	84.00
1 SFR CUST - 100% - 2008											
Heated Area: 2630											
HX Base Yr 2008											

BLD DATE	02/13/2008	DJ	LGL DATE	
VE DATE			LAND DATE	05/07/2025
INC DATE	13 WILLOW POND RD, FERNANDINA BEACH			

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	
2	0850	PEBBLE WLK	0	100	0	0	1,300.00	SF	3.50	3.50	
3	0861	POOL GUNIT	0	100	28	12	336.00	SF	85.00	85.00	
4	1126	CB/STC 8"	0	100	30	7	210.00	SF	8.00	8.00	
5	0463	FENCE GATE	0	100	0	0	1.00	UT	300.00	300.00	
6	0910	SCRN RM L	0	100	0	0	882.00	SF	16.50	16.50	
7	0850	PEBBLE WLK	0	100	0	0	303.00	SF	3.50	3.50	
8	0825	BRICK	0	100	0	0	18.00	SF	12.50	12.50	
9	0825	BRICK	0	100	0	0	54.00	SF	12.50	12.50	
TOTAL OB/XF 15,475											

LAND DESCRIPTION										TOTAL OB/XF							15,475	
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LA VAL	
1	000140	C	RES GOLF	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	700,000.00	700,000.00	7	
REVIEW DATE			05/12/2019	BY	KBA	Total Acres: 0.00			Total Land Value: 700,000			Market: 0			Agricultural: 0			