



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	16	WD FR STUC 100			
Roof Structure	08	IRREGULAR 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	11	CLAY TILE 50			
Interior Floor	14	CARPET 50			
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			
Occupancy	00	NONE 100			
Quality	04	Quality Level 04			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA		04	
NEIGHBORHOOD/LOC	4043.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,884	100	2006	2,884	389,860
FGR	484	55	2006	266	35,958
FOP	98	30	2006	29	3,920
FSP	240	40	2006	96	12,978
TOTALS	3,706			3,275	442,716

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	3,275	112.5390	148.55	486,501	2006	2006	0	0	9.00	91.00
1 SNGL FAM - 0% - 2023 Heated Area: 2884 HX Base Yr											
BLD DATE	03/29/2023					NW	LGL DATE				
XF DATE	02/23/2007					RK	LAND DATE				
INC DATE							AG DATE				

85678 BOSTICK WOOD DR, FERNANDINA BEACH

EXTRA FEATURES										85678 BOSTICK WOOD DR, FERNANDINA BEACH, FL 32130				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	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	100	2006	2006	3	89	3,115	
2	0811	CONCRETE B	0	0	0	0	815.00	SF	5.20	5.20	100	2006	2006	3	86	3,645	