

LOT 15
CONCOURSE CROSSING PHASE 1
OR 2554/1692

PYLES CHRISTOPHER R & ANDREA K
95342 KATHERINE ST
FERNANDINA BEACH, FL 32034

2025

29-2N-28-0330-0015-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMMT 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4095.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,738	100
FGR	399	55
FOP	129	30
FOP	150	30
TOTALS	2,416	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,041	113.1900	113.19	231,021	2023	2023	0	0	0.00	100.00

1 SINGLE FAM - 100% - 2024

Heated Area: 1738

HX Base Yr 2024

Floor plan diagram showing three rooms: FOP 2023 (top right), BAS 2023 (center), and FGR 2023 (bottom left). Dimensions are provided for each room and the overall layout.

Room Dimensions:

- FOP 2023 (top right): 15' x 10'
- BAS 2023 (center): 57' x 54'
- FGR 2023 (bottom left): 21' x 19'

Overall Dimensions:

- Top: 20' (left), 10' (right)
- Left: 57'
- Right: 54'
- Bottom: 18' (left), 6' (middle), 12' (right)
- Internal dimensions: 19', 19', 19', 7', 5', 6', 6'

BLD DATE

LGL DATE