

BLOCK 2 LOT 21
IN OR 2180/1777
WILSON NECK UNIT 2 PB 5/98-101

KOILE AMY C
85327 AVANT ROAD
YULEE, FL 32097

2025

43-2N-27-4641-0002-0210



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		4 100			
Bathrooms		3 100			
Frame	02	WOOD FRAME 100			
Stories	1.5	1.5 100			
Units		0 100			
Occupancy	00	NONE 100			
Quality	03	Quality Level 03			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA			04
NEIGHBORHOOD/LOC	4082.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,768	100	1998	1,768	216,979
FGR	462	55	1998	254	31,173
FOP	180	30	1998	54	6,628
FSP	210	40	2006	84	10,309
FUS	423	100	1998	423	51,913
PTO	120	5	2006	6	736
USP	250	30	2006	75	9,205
TOTALS	3,413			2,664	326,941

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,664	106.5600	140.66	374,718	1998	1998	0	0	12.75	87.25

1 SNGL FAM - 100% - 2007

Heated Area: 2191

HX Base Yr 2007

The floor plan diagram illustrates the layout of a single-family home with a total heated area of 2191 square feet. The plan includes several rooms, each labeled with a code, year, and market value in blue text. The rooms and their values are: PTO 2006 (10), USP 2006 (10), FSP 2006 (2.9), BAS 1998 (25), FGR 1998 (22), FOP 1998 (30), and FUS 1998 (34). The diagram also shows various dimensions and connections between the rooms, such as a 12x25 area for PTO and USP, a 28x6 area for FSP, and a 34x21 area for FUS. The overall layout is a complex arrangement of rectangular spaces with some irregularities in the walls and doorways.