

LOT 31
IN OR 2129/1829
ARNOLD RIDGE PB 6/251

MCGUIRE CHRISTOPHER L & ALEXANDRIA H
97249 CASTLE RIDGE DR
YULEE, FL 32097

2025

43-3N-28-082A-0031-0000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	16	WD FR STUC 100			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	13	LVT/LAMMT 50			
Interior Floor	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			
Units		0 100			
Occupancy	00	NONE 100			
Quality	02	Quality Level 02			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA		04	
NEIGHBORHOOD/LOC	4033.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,940	100	2003	1,940	232,577
FGR	462	55	2003	254	30,451
FOP	48	30	2003	14	1,678
FOP	96	30	2017	29	3,477
FSP	180	40	2017	72	8,631
TOTALS	2,726			2,309	276,815

EXTRA FEATURES							
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	
1	0500	FP-PRE FAB	0	100	0	0	
2	0812	CONCRETE C	0	100	0	0	
3	0861	POOL GUNIT	0	100	0	0	
4	0845	KOOL DECK	0	100	0	0	