

BLOCK 1 LOT E 105 FT OF 4
IN OR 2032/1315
REPLAT SEYMORE POINT &

SMITH HERBERT A & KRIS-TINA
95131 POINT SEYMORE TRL
FERNANDINA BEACH, FL 32034

2025

44-2N-28-5140-0001-0041



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	05	AVERAGE 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	12	MODULAR MT 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	11	CLAY TILE 90			
Interior Floo	14	CARPET 10			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms	02	3 100			
Bathrooms		2 100			
Frame	02	WOOD FRAME 100			
Stories	2.	2. 100			
Units		0 100			
BUD8 Adjustme	04	DIST 01 100			
Occupancy	00	NONE 100			
Quality		04	Quality Level 04		
DOR CODE		0100	SINGLE FAMILY		
MAP NUM		MKT AREA		04	
NEIGHBORHOOD/LOC		4009.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAL	144	15	1993	22	2,083
BAS	1,456	100	1993	1,456	137,872
DCK	960	10	1993	96	9,090
FGR	408	55	1993	224	21,211
FOP	192	30	1993	58	5,493
FUS	624	100	1993	624	59,088
TOTALS				2,480	234,836

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,480	117.6336	117.63	291,722	1952	1975	0	0	19.50	80.50

1 SINGLE FAM - 100% - 2017