

BLOCK 1 LOTS 25 & 26 (EX S-1)
IN OR 2043/836
SPRING HILL SUB PB 5/32

FLETCHER REBEKAH A
95066 DOUGLAS RD
FERNANDINA BEACH, FL 32034

2025

45-2N-28-550A-0001-0252



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	30	VINYL 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	12	MODULAR MT 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	14	CARPET 80			
Interior Floo	08	SHT VINYL 20			
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			
Quality	03	Quality Level 03			
DOR CODE	0200	MOBILE HOME			
MAP NUM		MKT AREA			04
NEIGHBORHOOD/LOC	4004.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100	1997	1,620	59,376
FSP	160	60	2011	96	3,519
TOTALS	1,780			1,716	62,895

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	1,716	123.2000	104.72	179,700	1997	1997	0	0	65.00	35.00
1 M/H 94+ - 0% - 0											
Heated Area: 1620											
HX Base Yr											
BAS 1997											
FSP 2011											
95066 DOUGLAS RD, FERNANDINA BEACH											