

HAYES RICHARD
94232 SUMMER BREEZE DR
FERNANDINA BEACH, FL 32034

2025



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										WASCO COUNTY PROPERTY										4
ELEMENT		CD		CONSTRUCTION		TYPE		MDL		EFF. AREA		TOT ADJ PTS		EFF. BASE RATE		REPL. COST NEW		AYB		EYB		ECON		FNCT		NORM		% COND		
Exterior Wall		20		FACE BRICK 100		0900		01		2,994		114.6800		151.38		453,232		1990		1995		0		0		0 21.75		78.25		
Roof Structure		03		GABLE/HIP 100		1		SNGL FAM - 100% - 2024								Heated Area: 2656										HX Base Yr 2024				
Roof Cover		03		COMP SHNGL 100																										
Interior Wall		05		DRYWALL 100																										
Interior Floor		11		CLAY TILE 100																										
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																										
NEIGHBORHOOD/LOC				4021.00																										
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		YEAR		TOT ADJ AREA		SUBAREA MARKET VALUE																				
BAS		2,134		100		1993		2,134		252,783																				
DCK		30		10		2014		3		355																				
DCK		35		10		2014		4		474																				
FGR		572		55		1993		315		37,314																				
FOP		52		30		1993		16		1,895																				
FUS		522		100		1993		522		61,833																				
TOTALS		3,345						2,994		354,654																				
EXTRA FEATURES																														