

LOT 29
IN OR 1178/1156
NORTH SHORE SUB PB 5/255-256

TURNER JOHN C & JENNIFER H
94095 SUMMER BREEZE DRIVE
FERNANDINA BEACH, FL 32034

2025

46-3N-28-5340-0029-0000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	17	CB STUCCO 100			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	14	CARPET 90			
Interior Floor	08	SHT VINYL 10			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		2 100			
Frame	03	MASONRY 100			
Stories		1. 1. 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	4021.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,738	100	1994	1,738	213,678
FGR	440	55	1994	242	29,753
FOP	116	30	1994	35	4,303
FSP	130	40	1994	52	6,393
UOP	130	20	2019	26	3,196
TOTALS	2,554			2,093	257,323

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,093	105.8400	139.71	292,413	1994	2000	0	0	12.00	88.00

1 SNGL FAM - 100% - 2004

TURNER JOHN C & JENNIFER H
94095 SUMMER BREEZE DRIVE
FERNANDINA BEACH, FL 32034

46-3N-28-5340-0029-0000

[illegible]