

LAHOOD HANNA ELAINE LIVING TRUST/LAHOOD HANNA ELAINE
2957 RIVERBEND WALK
FERNANDINA BEACH, FL 32034

00-00-30-0440-0027-0000



10

ABOVE AVG 100

08

IRREGULAR 100

13

STAND SEAM 100

05

DRYWALL 100

12

HARDWOOD 100

03

CENTRAL 100

04

AIR DUCTED 100

4

100

02

WOOD FRAME 100

2.

2. 100

0

100

03

Quality Level 03

0100

SINGLE FAMILY

MAP NUM

MKT AREA

01

NEIGHBORHOOD/LOC

2038.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAL

24

15

2019

4

1,211

BAS

2,184

100

2019

2,184

661,008

FGR

622

55

2019

342

103,510

FOP

84

30

2019

25

7,567

FOP

164

30

2019

49

14,831

FSP

552

40

2021

221

66,888

FUS

273

100

2019

273

82,626

FUS

927

100

2019

927

280,565

STR

52

10

2019

5

1,513

STR

72

10

2019

7

2,119

TOTALS

4,976

4,041

1,223,047

EXTRA FEATURES

L N

OB/XF CODE

DESCRIPTION

BLD CAP

L

W

UNITS

UT

Adj R

ADJ UNIT PRICE

ORIG COND

YEAR ON

YEAR ACTUAL

Q

% COND

OB/XF MKT VALUE

NOTES

1

0504

FP-ELECTRI

0

0

0

0

1.00

UT

2,000.00

2,000.00

100

2019

2019

3

98

1,960

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPHT FACT

% COND

TOT ADJ

UNIT PRICE

ADJ UNIT PRICE

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

1

000100

C

RES

0

R-3

0.00

0.00

1.00

LT

1.00

1.00

350,000.00

350,000.00

350,000

REVIEW DATE

01/01/2023

BY

CD

Total Acres: 0.00

Total Land Value: 350,000

Market: 0

Agricultural: 0

Common: 350,000

PRINTED 07/09/2026 BY SYS

MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

0

0

2.50

% COND

0500

12

4,041

187.0000

310.42

1,254,407

2019

2019

0

0

0

0

2.50

97.50

Heated Area: 3384

HX Base Yr

22

34

14

9

19

24

13

7

25

14

7

21

20

29

17

11

26

11

4

12

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