

PT LOT 24 & 25 (S-2&3)
IN OR 2411/1516
SUB OF SEC 30 PB 1/5

HAIR WANDA K & STEVEN G
737 GEIGER ROAD
FERNANDINA BEACH, FL 32034

2026

00-00-30-0800-0024-0020



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	05	AVERAGE 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 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			
Occupancy	00	NONE 100			
Quality	04	Quality Level 04			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 02			
NEIGHBORHOOD/LOC	2019.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,736	100	2001	1,736	246,087
FGR	400	55	2001	220	31,186
FOP	8	30	2001	2	283
FOP	8	30	2001	2	283
FOP	96	30	2001	29	4,111
TOTALS	2,248			1,989	281,951

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	1,989	109.0740	151.61	301,552	2001	2011	0	0	6.50	93.50
1 SNGL FAM		100% - 2021		Heated Area: 1736				HX Base Yr 2021			
BLD DATE				LGL DATE				04/24/2026			
XF DATE				LAND DATE				MLU			
INC DATE				AG DATE							

EXTRA FEATURES							737 GEIGER RD, FERNANDINA BEACH				INC DATE		AG DATE				
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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2001	2001	3	83	2,905	
3	0201	BARN WD 10	0	100	40	36	1,440.00	SF	19.55	19.55	100	2005	2005	3	32	9,009	
4	0940	SHEDS/PORT	0	100	11	19	209.00	SF	30.00	30.00	100	2005	2005	3	21	1,317	
6	0200	BARN WD 0-	0	100	0	0	864.00	SF	20.00	20.00	100	2005	2005	3	32	5,530	
7	0940	SHEDS/PORT	0	100	10	8	80.00	SF	30.00	30.00	100	2005	2005	3	21	504	
9	0351	CARPORT MT	0	100	34	11	374.00	SF	5.90	5.90	100	2006	2006	3	22	485	

LAND DESCRIPTION										TOTAL OB/XF										19,750					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	100		RSF-	2234.00	252.00	234.00	FF		1.00	1.00	0.80	2,000.00	1,600.00	374,400								