

LOT 3 & W'LY 4 FT OF LOT 4
IN OR 2152/1050
WILLA-VILLA SUB PB 3/57

KOZERSKI CASSANDRA J
527 SUNSET ROAD
FERNANDINA BEACH, FL 32034

2026

00-00-30-0880-0003-0000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	26	AL SIDING 100			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	05	ASPH TILE 100			
Air Condition	01	NONE 100			
Heating Type	02	CONVECTION 100			
Bedrooms		2 100			
Bathrooms		1 100			
Frame	02	WOOD FRAME 100			
Stories	1.	1. 100			
Units		0 100			
BUD8 Adjustme	05	DIST 1A 100			
Occupancy	00	NONE 100			
Quality	03	Quality Level 03			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA			02
NEIGHBORHOOD/LOC	2021.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	800	100	1993	800	56,451
UST	130	45	2012	58	4,092
TOTALS	930			858	60,543

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	858	102.6000	107.73	92,432	1956	1956	0	0	34.50	65.50	
1 SINGLE FAM				0% - 0				Heated Area: 800				HX Base Yr
UST 2012 BAS 1993												
527 SUNSET RD, FERNANDINA BEACH												