

LOT 27
IN OR 2038/1363
OCEAN WALK PB 5/373

GRAY NEAL SCOTT
4904 SPANISH OAKS CIRCLE
FERNANDINA BEACH, FL 32034

2026

00-00-30-155W-0027-0000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	20	FACE BRICK 100			
Roof Structure	08	IRREGULAR 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	14	CARPET 80			
Interior Floor	11	CLAY TILE 20			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		4 100			
Bathrooms		3.5 100			
Frame	02	WOOD FRAME 100			
Stories	2.	2. 100			
Units		0 100			
Quality		03	Quality Level 03		
DOR CODE		0100	SINGLE FAMILY		
MAP NUM			MKT AREA		03
NEIGHBORHOOD/LOC		3033.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,324	100	1997	2,324	419,701
FEP	248	80	2017	198	35,757
FGR	508	55	1997	279	50,386
FOP	36	30	1997	11	1,987
FUS	328	100	1997	328	59,235
TOTALS	3,444			3,140	567,066

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	11	3,140	133.8986	222.27	697,928	1997	2000	0	0	0 18.75	81.25

1 SFR CUST

100% - 2020

Heated Area: 2652

HX Base Yr 2020

The map displays four lots with their respective boundary dimensions in feet:

- BAS 1997**: A large irregular lot with dimensions 28, 13, 21, 12, 35, 20, 5, 13, 4, 27, 7, 6, 13, 15, 6, 24, 3.7, 5, 3.7, and 22.
- FEP 2017**: A small lot with dimensions 16, 5, 5, and 8.
- FUS 1997**: A small lot with dimensions 4, 8, 5, 8, 19, 12, and 19.
- FGR 1997**: A small lot with dimensions 6, 7, 3, 6, 7, 16, 5, 13, and 4.

BLD DATE	03/03/2023	NW	LGL DATE	
XF DATE			LAND DATE	04/09/2026

ML

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