

LOT 31
IN OR 2054/1872
LAKEWOOD #4 PB 5/245

POPE PEPCI R & HEATHER T
2358 INVERNESS RD
FERNANDINA BEACH, FL 32034

2026

00-00-31-143B-0031-0000



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	12	HARDWOOD 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1046.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,263	100
FGR	401	55
FOP	114	30
FSP	150	40
TOTALS	1,928	1,578

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	1,578	130.2030	180.98	285,586	1993	1993	0	0	15.25	84.75
1 SNGL FAM		100% - 2017				Heated Area: 1263			HX Base Yr 2017		

The floor plan diagram illustrates a building layout with four distinct areas labeled in blue: FSP 1993, BAS 1993, FGR 1993, and FOP 1993. The plan includes various dimensions for walls and openings. The top section features a rectangular area labeled FSP 1993 with a width of 15 and a height of 10. Below this is a larger area labeled BAS 1993, which has a top width of 26 and a left height of 13. To the right of the BAS area is a section labeled FGR 1993, with a right height of 19 and a bottom width of 19. At the bottom left is an area labeled FOP 1993, with a bottom width of 26 and a left height of 4. The plan also shows several internal walls and openings with dimensions such as 15, 10, 26, 13, 9, 15, 10, 11, 19, 23, 9, 2, 2, 2, 5, 2, 10, 4, and 1.

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/01/2025

MLU