

LOT 19
IN OR 2192/760
SIMMONS COVE PB 6/140-141

CARTER RUTH S L/E/
1525 PERSIMMON CIR N
FERNANDINA BEACH, FL 32034

2026

00-00-31-169S-0019-0000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	16	WD FR STUC 100			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	11	CLAY TILE 50			
Interior Floor	14	CARPET 50			
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		01	
NEIGHBORHOOD/LOC	1078.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,651	100	2003	1,651	242,743
FGR	420	55	2003	231	33,963
FOP	45	30	2003	14	2,059
FOP	320	30	2010	96	14,115
TOTALS	2,436			1,992	292,879

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0900	01	1,992	118.8495	165.20	329,078	2003	2003	0	0	0	11.00	89.00	
1 SNGL FAM 100% - 2010 Heated Area: 1651 HX Base Yr 2010													
The diagram shows a building footprint with three distinct areas labeled in blue: FOP 2010 (top), BAS 2003 (center), and FGR 2003 (bottom right). Dimensions are marked along the walls and internal partitions. FOP 2010 is a rectangle with a top width of 20, left and right heights of 16, and a bottom width of 20. BAS 2003 is a large central area with a top-left width of 29, a top-right width of 21, a left height of 35, and a right height of 32. FGR 2003 is a rectangle with a top width of 20, a left height of 19, and a bottom width of 20. A small rectangular area is located between BAS 2003 and FGR 2003, with a top width of 10, a left height of 3, a right height of 2, and a bottom width of 5. This area is labeled 'FOP 2003' and 'FGR 2003'. Other dimensions include a bottom-left width of 11, a bottom-left height of 2, a bottom-right width of 9, and a bottom-right height of 2.													
BLD DATE							LGL DATE						
							01/31/2006						