



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	15	CONC BLOCK 100			
Roof Structure	10	STEEL FRME 100			
Roof Cover	04	BUILT-UP 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	03	CONC FINSH 60			
Interior Floor	14	CARPET 40			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Fixtures		20 100			
Frame	04	REIN CONC 100			
Story Height		15 100			
RMS		15 100			
Stories	1.	1. 100			
Units		0 100			
Quality	04	Quality Level 04			
DOR CODE	9100	UTILITIES			
MAP NUM		MKT AREA		04	
NEIGHBORHOOD/LOC	4005.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	5,215	100	2026	5,215	1,025,217
CAN	192	30	2026	58	11,402
CAN	288	30	2026	86	16,907
CAN	360	30	2026	108	21,232
FOP	225	30	2026	68	13,368
TOTALS	6,280			5,535	1,088,126

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1701	04	5,535	131.7157	196.59	1,088,126	2025	2025	0	0	0.00	100.00
1 OFFICE		0% - 2026				Heated Area: 5215			HX Base Yr		
Diagram showing building footprint and dimensions. The main building is labeled 'BAS 2026'. There are three smaller additions labeled 'CAN 2026' and 'FOP 2026'. Dimensions are provided for various segments of the footprint.											
BLD DATE						LGL DATE		05/09/2025			
XF DATE						LAND DATE		MLU			

JEA
225 N PEARL STREET
JACKSONVILLE, FL 32202

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2026

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