

LOT 203
AMELIA NATIONAL PHASE ONE-C
SEGMENTS ONE & TWO OR 2440/1467

EVANS JEFFREY WILLIAM & JULIE BONDS
95158 SWEETBERRY WAY
FERNANDINA BEACH, FL 32034

2026

27-2N-28-006C-0203-0000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	16	WD FR STUC 100			
Roof Structur	04	WOOD TRUSS 100			
Roof Cover	07	CONC TILE 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	11	CLAY TILE 70			
Interior Floo	14	CARPET 30			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		4 100			
Bathrooms		3 100			
Frame	03	MASONRY 100			
Stories	1.	1. 100			
Units		0 100			
Occupancy	00	NONE 100			
Quality	02	Quality Level 02			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA		04	
NEIGHBORHOOD/LOC	4042.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,120	100	2022	3,120	678,255
FGR	252	55	2022	139	30,217
FGR	460	55	2022	253	54,999
FOP	44	30	2022	13	2,826
FSP	555	40	2022	222	48,260
TOTALS	4,431			3,747	814,559

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	11	3,747	132.9507	220.70	826,963	2022	2022	0	0	1.50	98.50
1 SFR CUST 100% - 2024 Heated Area: 3120 HX Base Yr 2024											
The diagram is a floor plan of a single-family residence (SFR) with a heated area of 3120 square feet. It features several rooms and utility areas, each labeled with a code and the year 2022. The areas are: FSP (Furnace Service Panel) in the upper left, BAS (Bathroom) in the center, FGR (Front Garage) in the lower right, and FOP (Front Porch) in the lower center. Dimensions are provided for various segments of the walls and rooms. The plan includes a large living area on the left, a kitchen area at the top right, and a dining area at the bottom right. The front porch is located at the bottom center, and the front garage is at the bottom right. The furnace service panel is located in the upper left corner. The bathroom is located in the center of the plan. The dimensions are as follows: FSP 2022 (4.2, 1.6, 4.2, 7, 2.4, 4.2, 9, 7, 13, 4.9); BAS 2022 (4.6, 5.9, 2.1, 1.2, 5, 1.3, 4, 1.6, 7, 5, 1.6, 1.2, 2.1, 1.2); FGR 2022 (2.1, 1.2, 2.1, 1.2, 2.0, 2.3, 2.0, 2.3); FOP 2022 (7, 5, 1.6, 1.2, 4, 1.3, 5, 1.6, 7, 5, 1.6, 1.2, 2.1, 1.2).											
BLD DATE						LGL DATE		05/08/2025			
XF DATE						LAND DATE		ML			