

LOT 94
AMELIA CONCOURSE PH 3 UNIT B
OR 2365/1256

DENIO MICHAEL J
95191 CORNFLOWER DR
FERNANDINA BEACH, FL 32034

2026

30-2N-28-0152-0094-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structure	08	IRREGULAR 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		6 100
Bathrooms		4 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
Occupancy	00	NONE 100
Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4067.200	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	2,319	100
FGR	380	55
FOP	255	30
FOP	264	30
FUS	470	100
STR	24	10
TOTALS	3,712	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,155	116.4030	122.22	385,604	2020	2020	0	0	2.00	98.00
1 SINGLE FAM 100% - 2021											
Heated Area: 2789											
HX Base Yr 2021											

BLD DATE	03/03/2023	NW	LGL DATE	
XF DATE			LAND DATE	04/23/2025

MLU	
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