

BONNIE OAKS LLC
453 NW EMERALD LAKES DR
LAKE CITY, FL 32055

31-2N-28-1875-0001-0070

BUILDING CHARACTERISTICS												
ELEMENT	CD	CONSTRUCTION										
Exterior Wall	30	VINYL 100										
Roof Structur	03	GABLE/HIP 100										
Roof Cover	03	COMP SHNGL 100										
Interior Wall	05	DRYWALL 100										
Interior Floo	14	CARPET 90										
Interior Floo	08	SHT VINYL 10										
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	0 100										
Occupancy	00	NONE 100										
Quality		02 Quality Level 02										
DOR CODE		0100 SINGLE FAMILY										
MAP NUM		MKT AREA						04				
NEIGHBORHOOD/LOC		4007.00										
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE							
BAS	1,176	100	1993	1,176	154,286							
FGR	504	55	1993	277	36,341							
FOP	60	30	1993	18	2,361							
PTO	100	5	2009	5	656							
TOTALS		1,840			1,476	193,644						

95107 WILDWOOD CIR, FERNANDINA BEACH										BLD DATE		03/03/2023		NW		LGL DATE		05/09/2025		MLU	
										XF DATE						LAND DATE					
										INC DATE						AG DATE					

L	N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES