

BLOCK 3 LOT 7
IN OR 1235/1286
HOLLY POINT NORTH 2 PB 4/80

HOLTON TED R
85062 LONNIE CREWS RD
FERNANDINA BEACH, FL 32034

2026

36-2N-27-525P-0003-0070



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	05	AVERAGE 100			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	12	HARDWOOD 60			
Interior Floor	14	CARPET 40			
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	03	Quality Level 03			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA			04
NEIGHBORHOOD/LOC	4004.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,893	100	2004	1,893	188,806
UOP	168	20	2013	34	3,391
UOP	240	20	2019	48	4,787
TOTALS	2,301			1,975	196,985

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,975	105.8400	111.13	219,482	2004	2004	0	0	0 10.25	89.75

1 SINGLE FAM

100% - 0

Heated Area: 1893

HX Base Yr

24

10

24

8

2

31

UOP
2019

30

29

30

2

31

33

BAS
2004

28

6

28

6

UOP
2013

BLD DATE		LGL DATE	
YE DATE		LAND DATE	05/09/2025