

ALICEA CRUZ VICKYMARIE/PODLOSKI VIRGIL FRANCIS III
85356 LONNIE CREWS RD
FERNANDINA BEACH, FL 32034

36-2N-27-525P-0004-0130

BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

Exterior Wall
Roof Structur
Roof Cover
Interior Wall
Interior Floo
Interior Floo
Air Condition
Heating Type
Bedrooms
Bathrooms
Frame
Stories Units

05
03
12
05
14
13
03
04

1.

AVERAGE 100
GABLE/HIP 100
MODULAR MT 100
DRYWALL 100
CARPET 60
LVT/LAMNT 40
CENTRAL 100
AIR DUCTED 100

WOOD FRAME 100
1. 1. 100
0 100

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYEBCONFNCTNORM% COND

0820021,152123.2000104.72120,6371990200500048.0052.00

1 M/H 93-100% - 2024

Heated Area: 1152HX Base Yr 2024

AREA TYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREA SUBAREA MARKET VALUE

BAS1,15210019931,15262,731

TOTALS1,1521,15262,731

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

11242WD DECK A01006848.00SF10.0010.0010020052005321101

LAND DESCRIPTION

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CRES1000006OR0.000.001.00LT1.001.001.00100,000.00100,000.00100,000

REVIEW DATE01/01/2023BYCDTotal Acres: 0.00Total Land Value: 100,000Market: 0Agricultural: 0Common: 100,000PRINTED 07/09/2026 BY SYS

MARKET ADJUSTMENTS

VALUATION BYSTANDARD

Tax Group: 4Tax Dist:

BUILDING MARKET VALUE62,731

TOTAL MARKET OB/XF VALUE101

TOTAL LAND VALUE - MARKET100,000

TOTAL MARKET VALUE162,832

SOH/AGL Deduction14,090

ASSESSED VALUE148,742

TOTAL EXEMPTION VALUEHX HB51,411

BASE TAXABLE VALUE97,331

TOTAL JUST VALUE162,832

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE161,418

SALES DATA

OFF RECORD NumberDATETYPE INSTQU / I / V / I / RSN CD SALE PRICE

2669/8469/20/2023WDQ Q I01185,200

GRANTOR: ALOHOMORA LLC

GRANTEE: CRUZ VICKYMARIE ALI

2647/19426/06/2023WDU U I3771,000

GRANTOR: REECE JOHN S

GRANTEE: ALOHOMORA LLC

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W48 S24 E48 N24 \$.