

PT TRACT 26
RAINBOW ACRES SUB UNR PLAT
IN OR 2575/517

WILLIAMS HUDSON & HARLIE
95606 RAINBOW ACRES RD
FERNANDINA BEACH, FL 32034

2026

44-2N-28-5210-0026-0010



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	31	HARDIE BRD 100			
Roof Structure	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	13	LVT/LAMNT 100			
Interior Ceiling	NEW	N/A 0			
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			
Quality	03	Quality Level 03			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA			04
NEIGHBORHOOD/LOC	4006.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,400	100	2024	1,400	225,151
FOP	220	30	2024	66	10,615
PTO	390	5	2024	20	3,217
TOTALS	2,010			1,486	238,981

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	1,486	116.2800	161.63	240,182	2023	2023	0	0	0	0.50	99.50
1 SNGL FAM		0% - 2024				Heated Area: 1400			HX Base Yr			

PTO
2024

BAS
2024

FOP
2024