

LOT 28 UNIT 7 THREE RIVERS ESTAT
LE 909-9, QC 1181-1174, QC 1311-

RIVERHOUSE SANTA FE LLC
112 SEAGRAPE DRIVE
JACKSONVILLE, FL 32250

2026

00-00-00-00647-000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	02	WINDOW 100
Heating Type	01	NONE 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100 SINGLE FAMILY	
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	100000.07 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	760	100
FOP	20	30
UOP	176	20
UOP	360	20
TOTALS	1,316	873 69,451

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0300	01	873	108.6800	132.59	115,751	1985	1985	0	0	0	40.00	60.00

1 SFR PILING

0% - 0

Heated Area: 760

HX Base Yr

UOP

FOP

BAS

UOP

30

12

30

25

4

5

16

4

22

30

4

34

10

14

BLD DATE	LGL DATE
XF DATE	LAND DATE

05/13/2025

MLU