

Property at 00039 SUNNYBROOK DRIVE

Prop ID 4170039

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Administrative Information

Owner name: DEFLORIO JANICE L TRUSTEE
 Second name:
 Address: 2163 OAK TRAIL LANE
 City/state: FLEMING ISLAND FL Zip: 32003

Location Information

Map: 019 Clerk map:
 Lot: 4170039 Neigh.: Zone: Vol: 795 Page: 135

Assessments			Exemptions		Last sale	
Assmt category	Qty	Amount	Exempt	Cat	Amount	Sale date: 01-Oct-1990
Resident Land	.69	94,500				Sale price: 69,000
Resident Dwelling	1.00	153,220				Sale valid:
Resident Outbldg	1.00	1,540				Values
Resident Excess	.01	50				Mkt value :
						Cost value: 356,157
Summary			Utilities		Sales ratios	
Total assessments		249,310	Water	Connecticut	Cost/sale :	5.1617
Total exemptions			Sewer	Septic	Mkt/sale :	
Net assessment		249,310	Gas	None	Assmt/sale:	3.6132

Land Information

Type	Use	Acres/SqFt	Rate	Total	Infl	Fact	Value	70% Value
PRIM	11	.690	135,000	135,000			135,000	94,500
Primary Site		30,056						
RES	12	.010	7,500	75			75	53
Residual		436						
		.700 acres		Total land value			135,075	94,553

Residential Dwelling Information

Subject	Code	Description	Condominium	
Style	02	Cape		
Exterior Walls	02	Wood Shingles		
Roof Material	01	Asphalt Shingles	Story Height 1.5	
Roof Type	01	Gable		
Foundation	01	Poured Concrete	Total Rooms	8
Interior Walls	02	Drywall	Bedrooms	4
Floors	01	Hardwood	Family Rooms	1
Heating System	05	Electric B/B	Full Baths	2
Fuel	03	Electric	Half Baths	
Attic	99	None	Addn'l fixtures	
Grade	30	C	Whirlpools	
Garage	22	Attached 2 car	Saunas	
Area Over Gar.	99	None	M/F stacks	
Basement	01	Full	W/B stacks	1
Bsmt Fin Qual	01	Unfinished	W/B openings	2
Air Condition	99	None		
Interior Cond	05	Good		
Exterior Cond	05	Good	Actual Year Built: 1969	

Building Valuation Summary

Dwelling	Frame	1 1/2 story w/bsmt	Area	1,008	231,820
Basement	Full				
Heating	Yes	A/C No			
Plumbing	2 F/B	H/B Add'l fix.	Wh/p	Saunas	5,000
Attic	None	Attic size:			
Additions					90,685
Other Features		WB Stks			9,250
Sub-Total					336,755
Grade	C	Factor 1.0000			336,755
CDU		C&D Factor 1.00			336,755
Depreciation		35 %			218,891
		Computed cost value @ 70%			153,224

Building additions

Category	Type	Area	Value
P Porches, Patios, Decks	F0FF Frame open first flo	24	1,462
L Living Area	FRFF Frame first floor	240	27,475
L Living Area	FRFF Frame first floor	310	35,489
G Garages	FR Attached frame LE 65	484	21,597
P Porches, Patios, Decks	DECK Wood deck	176	4,662
Total additions			90,685

Outbuilding Information

Description	Wid	Len	Area	Rate	Year	Cnd	RCN	Depr	Value
RS1 Frame	12	12	144	30.00	1999	C	4,320	50	2,200
Utility Shed									
Value at 70%			1,540				Value at 100%		2,200

