

LOT 409
IN OR 1518/1021
NORTH HAMPTON PHASE 3 PB 7/16

ALLEN FAMILY TRUST/ALLEN KENNETH E TRUSTEE
862315 NORTH HAMPTON CLUB WAY
FERNANDINA BEACH, FL 32034

2023

12-2N-27-1460-0409-0000



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	16	WD FR STUC 100		
Roof Structur	08	IRREGULAR 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floo	11	CLAY TILE 60		
Interior Floo	12	HARDWOOD 40		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		4 100		
Bathrooms		2.5 100		
Frame	02	WOOD FRAME 100		
Stories	1.	1. 100		
Units		0 100		
Occupancy	00	NONE 100		
Quality	04	Quality Level 04		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA		04
NEIGHBORHOOD/LOC	4043.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,417	100	3,417	405,079
FGR	1,008	55	554	65,676
FOP	141	30	42	4,979
FOP	514	30	154	18,257
TOTALS	5,080		4,167	493,990

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	4,167	107.9232	128.16	534,043	2007	2007	0	0	0	7.50 92.50

1 SNGL FAM - 100% - 2008

Heated Area: 3417

HX Base Yr 2008

FOP 2007

BAS 2007

FGR 2007

BLD DATE	03/29/2023	NW	LGL DATE
XF DATE	06/25/2007	RK	LAND DATE