

LOT 55
HAMPTON LAKES PHASE 3
OR 2229/288

DAVIS TERRELL K & LAURA L
85325 BERRYESSA WAY
FERNANDINA BEACH, FL 32034

2023

13-2N-27-0722-0055-0000



BUILDING CHARACTERISTICS							MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																													
ELEMENT	CD	CONSTRUCTION					TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	PAGE 1 of 1																										
Exterior Wall	31	HARDIE BRD 100					0900	01	3,580	106.2900	126.22	451,868	2019	2019	0	0	0	1.00	99.00	VALUATION BY																										
Roof Structur	08	IRREGULAR 100					1 SNGL FAM - 100% - 2020										Heated Area: 2824										HX Base Yr 2020										STANDARD									
Roof Cover	03	COMP SHNGL 100																																			447,349									
Interior Wall	05	DRYWALL 100																																			25,147									
Interior Floo	11	CLAY TILE 70																																			75,000									
Interior Floo	14	CARPET 30																																			547,496									
Air Condition	03	CENTRAL 100																																			197,460									
Heating Type	04	AIR DUCTED 100																																			350,036									
Bedrooms		3 100																																			50,000									
Bathrooms		2.5 100																																			300,036									
Frame	02	WOOD FRAME 100																																			547,496									
Stories	2.	2. 100																																			0									
Units	00	0 100																																			9									
Occupancy	00	NONE 100																																			435,477									