

LOT 12
IN OR 1984/1784
NORTH HAMPTON PHASE 1 PB 6/215

GILMORE CHRISTOPHER S & CASSANDRA L
86450 NORTH HAMPTON CLUB WAY
FERNANDINA BEACH, FL 32034

2024

12-2N-27-1460-0012-0000



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 TITL 80	
Interior Floo		14	CARPET 20	
Air Condition		03	CENTRAL 100	
Heating Type		04	AIR DUCTED 100	
Bedrooms			4 100	
Bathrooms			4 100	
Frame		02	WOOD FRAME 100	
Stories		2.	2. 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	2,640	100	2,640	339,705
FGR	506	55	278	35,772
FOP	112	30	34	4,375
FOP	564	30	169	21,746
FUS	498	100	498	64,081
TOTALS	4,320		3,619	465,679

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	3,619	115.6680	144.58	523,235	2001	2001	0	0	11.00	89.00

1 SNGL FAM - 100% - 2024

Heated Area: 3138

HX Base Yr

The floor plan diagram shows a complex layout of rooms and corridors. The rooms are labeled with codes and years: BAS 2001, FOP 2001, FGR 2001, and FUS 2001. Dimensions are provided for several areas, including 27, 36, 11, 13, 5.7, 4, 13, 8.5, 11, 5.4, 3, 6, 22, 5, 10, 2.9, 4, 8, 4, 2.9, 3, 15, 14, 23, 22, 19, 14, 32, 5, 12, 10, 5.7, 19, 14, 11, 13, 5.7, 4, 13, 8.5, 11, 5.4, 3, 6, 22, 5, 10, 2.9, 4, 8, 4, 2.9, 3, 15, 14, 23, 22, 19, 14, 32, 5, 12, 10, 5.7, 19, 14, 32,