

LOT 226  
IN OR 2125/978  
NORTH HAMPTON PHASE 1 PB 6/215

HAPE JANET HELLER & DAVID TERRANCE  
85603 BOSTICK WOOD DR  
FERNANDINA BEACH, FL 32034

2024

12-2N-27-1460-0226-0000



| BUILDING CHARACTERISTICS |                  |                  |              |                      |
|--------------------------|------------------|------------------|--------------|----------------------|
| ELEMENT                  | CD               | CONSTRUCTION     |              |                      |
| Exterior Wall            | 16               | WD FR STUC 100   |              |                      |
| Roof Structure           | 08               | IRREGULAR 100    |              |                      |
| Roof Cover               | 03               | COMP SHNGL 100   |              |                      |
| Interior Wall            | 05               | DRYWALL 100      |              |                      |
| Interior Floor           | 11               | CLAY TILE 60     |              |                      |
| Interior Floor           | 14               | CARPET 40        |              |                      |
| Air Condition            | 03               | CENTRAL 100      |              |                      |
| Heating Type             | 04               | AIR DUCTED 100   |              |                      |
| Bedrooms                 |                  | 4 100            |              |                      |
| Bathrooms                |                  | 3 100            |              |                      |
| 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                      | 2,526            | 100              | 2,526        | 349,673              |
| FGR                      | 252              | 55               | 139          | 19,242               |
| FGR                      | 622              | 55               | 342          | 47,343               |
| FOP                      | 65               | 30               | 20           | 2,769                |
| FSP                      | 208              | 40               | 83           | 11,489               |
|                          |                  |                  |              |                      |
| TOTALS                   | 3,673            |                  | 3,110        | 430,515              |

| MARKET ADJUSTMENTS                                                                                                                                                                                                                                                                                                                                                                                                                                                               |     |           |             |                |                |                   |      |                 |      |           |        |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----|-----------|-------------|----------------|----------------|-------------------|------|-----------------|------|-----------|--------|
| TYPE                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB               | EYB  | ECON            | FNCT | NORM      | % COND |
| 0900                                                                                                                                                                                                                                                                                                                                                                                                                                                                             | 01  | 3,110     | 114.7608    | 143.45         | 446,130        | 2016              | 2016 | 0               | 0    | 0         | 3.50   |
| 1 SNGL FAM - 100% - 2018                                                                                                                                                                                                                                                                                                                                                                                                                                                         |     |           |             |                |                | Heated Area: 2526 |      | HX Base Yr 2018 |      |           |        |
| <p>The diagram is a floor plan with the following dimensions and room labels:</p> <ul style="list-style-type: none"><li><b>FSP 2016</b> (top center): 13x16</li><li><b>BAS 2016</b> (middle right): 67x11</li><li><b>FGR 2016</b> (middle left): 21x12</li><li><b>FGR 2016</b> (bottom left): 22x10</li><li><b>FOP 2016</b> (bottom center): 8x9</li></ul> <p>Other dimensions and lines include: 17, 16, 4.2, 11, 4.2, 26, 13, 16, 12, 21, 7, 22, 13, 21, 7, 14, 9, 18, 10.</p> |     |           |             |                |                |                   |      |                 |      |           |        |
| BLD DATE                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |     |           |             | 03/29/2023     |                |                   |      | NW              |      | LGL DATE  |        |
| YE DATE                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |     |           |             |                |                |                   |      |                 |      | LAND DATE |        |