

LOT 137
IN OR 1655/451
HAMPTON LAKES #1 PB 7/252

SKINNER THOMAS M & DEBORAH L
85181 MAJESTIC WALK BLVD
FERNANDINA BEACH, FL 32034

2024

13-2N-27-0720-0137-0000



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 Floor	14	CARPET 60		
Interior Floor	11	CLAY TILE 40		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		5 100		
Bathrooms		3 100		
Frame	02	WOOD FRAME 100		
Stories	2.	2. 100		
Units		0 100		
Occupancy	00	NONE 100		
Quality	03	Quality Level 03		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA	04	
NEIGHBORHOOD/LOC	4077.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,421	100	2,421	289,277
FGR	792	55	436	52,096
FOP	100	30	30	3,584
FOP	169	30	51	6,093
FUS	650	100	650	77,666
TOTALS	4,132		3,588	428,717

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	3,588	102.7800	128.48	460,986	2009	2009	0	0	0	7.00	93.00
1 SNGL FAM - 100% - 2010												
Heated Area: 3071												
HX Base Yr 2010												
The site map illustrates a property layout with four distinct areas: BAS 2009, FOP 2009, FGR 2009, and FUS 2009. The BAS 2009 area is the largest, occupying the left and center portions of the map. It features a large rectangular section with dimensions 49, 20, 3, 8, 19, 9, 4.2, 4.2, 39, 15, 10, 12, 4, 10, 5, 8, 5, 5, 5, 24, 33, 24, and 33. The FOP 2009 area is located within the BAS 2009 area, with dimensions 5.7, 9, 10, 12, 8, 5, 5, 12, and 10. The FGR 2009 area is a rectangular section at the bottom left, with dimensions 33, 24, and 24. The FUS 2009 area is a rectangular section on the right side of the map, with dimensions 17, 26, 4, 16, 13, and 42.												