

LOT 432
IN OR 1965/1525
NORTH HAMPTON PHASE 2 PB 6/328

PERREAULT MARK C & MARY C
861711 NORTH HAMPTON CLUB WAY
FERNANDINA BEACH, FL 32034

2025

12-2N-27-1460-0432-0000



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	14	CARPET 70			
Interior Floo	11	CLAY TILE 30			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		5 100			
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	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,918	100	2005	2,918	366,859
FGR	698	55	2005	384	48,277
FOP	69	30	2005	21	2,640
FOP	232	30	2005	70	8,800
FUS	762	100	2005	762	95,801
PTO	207	5	2024	10	1,257
TOTALS	4,886			4,165	523,635

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	4,165	105.2436	138.92	578,602	2005	2005	0	0	9.50	90.50
1 SNGL FAM - 100% - 2016						Heated Area: 3680		HX Base Yr 2016			