

LOT 582
IN OR 1779/407
NORTH HAMPTON PHASE 5 PB 7/24

BRADDOCK ROBERT C JR & JOANNA
85407 SAGAPONACK DR
FERNANDINA BEACH, FL 32034

2025

12-2N-27-1460-0582-0000



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		4 100			
Bathrooms		2 100			
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	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,202	100	2006	2,202	301,013
FGR	448	55	2006	246	33,628
FOP	88	30	2006	26	3,554
FSP	206	40	2011	82	11,209
TOTALS	2,944			2,556	349,405

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,556	113.8032	150.22	383,962	2006	2006	0	0	9.00	91.00

1 SNGL FAM - 100% - 2013