

LOT 60
IN OR 2158/1652
HERON ISLES PHASE 1 REPLAT

LE HUNG/HUANG ZENGZHEN
86332 NORTH HAMPTON CLUB WAY
FERNANDINA BEACH, FL 32034

2025

37-3N-28-0740-0060-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 70
Interior Floor	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	4038.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,394	100
FGR	395	55
FOP	32	30
USP	104	30
TOTALS	1,925	

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0100	01	1,652	114.4500	114.45	189,071	2006	2006	0	0	0	8.50	91.50	

1 SINGLE FAM - 0% - 0