

LOT 132
IN OR 2152/126
NORTH HAMPTON PHASE 1 PB 6/215

LATINA PAUL A JR
86204 HAMPTON BAYS DRIVE
FERNANDINA BEACH, FL 32034

2026

12-2N-27-1460-0132-0000



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	11	CLAY TILE 50
Interior Floo	14	CARPET 50
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	03	Quality Level 03
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	2,342	100	2002	2,342	327,751
FGR	676	55	2002	372	52,059
FOP	63	30	2002	19	2,659
FSP	216	40	2002	86	12,035
TOTALS	3,297			2,819	394,505

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0501	FP-AVERAGE	0	100	0	0	1.00	UT	5,000.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100	0003	PUD	0.00	0.00	1.00

MARKET ADJUSTMENTS									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT
0900	01	2,819	113.7600	158.13	445,768	2002	2002	0	0
1 SNGL FAM 100% - 2018 Heated Area: 2342 HX Base Yr 2018									
BLD DATE 03/29/2023 NW LGL DATE 05/05/2026 MLU									

TOTAL OB/XF									
4,200									

NASSAU COUNTY PROPERTY									
PAGE 1 of 1									
VALUATION SUMMARY									
STANDARD									
VALUATION BY									
Tax Group: 4 Tax Dist:									
BUILDING MARKET VALUE 394,505									
TOTAL MARKET OB/XF VALUE 4,200									
TOTAL LAND VALUE - MARKET 75,000									
TOTAL MARKET VALUE 473,705									
SOH/AGL Deduction 178,439									
ASSESSED VALUE 295,266									
TOTAL EXEMPTION VALUE HX HB 51,411									
BASE TAXABLE VALUE 243,855									
TOTAL JUST VALUE 473,705									
NCON VALUE 0									
INCOME VALUE									
PREVIOUS YEAR MKT VALUE 499,141									

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20005583	ROOF	19,681	07/21/2020
00209783	NEW CONSTR	239,000	06/01/2002

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2152/0126	10/16/2017	WD	Q	I	01	302,500	
GRANTOR: BOVINETTE AMBER M N &							
GRANTEE: LATINA PAUL A JR							
1728/0063	3/02/2011	WD	U	I	37	225,000	
GRANTOR: PRUDENTIAL RELOCATION							
GRANTEE: BOVINETTE AMBER M N							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2002] W26 FSP=[YR=2002] W24 S9 E24 N9 \$ S9 W24 S49 E12 N2 FOP=[YR=2002] E9 FGR=[YR=2002] S15 E10 S2 E19 N24 W29 S7 \$ N7 W9 S7 \$ N7 E38 N49 \$.									