

LOT 357
ESMT OR 1461/350
NORTH HAMPTON PHASE 3 PB 7/16

HOLSEY ALVIN & STEPHANIE
85026 NAPEAGUE DR
FERNANDINA BEACH, FL 32034

2026

12-2N-27-1460-0357-0000



BUILDING CHARACTERISTICS			CONSTRUCTION		
ELEMENT	CD				
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	12	HARDWOOD	70		
Interior Floo	14	CARPET	30		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		4	100		
Bathrooms		3.5	100		
Frame	02	WOOD FRAME	100		
Stories	2.	2.	100		
Units		0	100		
Quality	06	Quality Level 06			
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	2,003	100	2026	2,003	327,070
FGR	807	55	2026	444	72,501
FOP	60	30	2026	18	2,939
FOP	92	30	2026	28	4,572
FOP	254	30	2026	76	12,410
FUS	1,263	100	2026	1,263	206,235
STR	28	10	2026	3	490
TOTALS	4,507			3,835	626,217

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	3,835	117.4725	163.29	626,217	2025	2025	0	0	0.00	100.00
1 SNGL FAM		100% - 2026		Heated Area: 3266				HX Base Yr 2026			