

LOT 474
EX MINERAL RIGHTS PT 1826/1193
NORTH HAMPTON PHASE 3 PB 7/16

COGAN JEFFERY J & LEESHA ELIZABETH
862218 NORTH HAMPTON CLUB WAY
FERNANDINA BEACH, FL 32034

2026

12-2N-27-1460-0474-0000



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	16	WD FR STUC 100			
Roof Structure	08	IRREGULAR 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	11	CLAY TILE 70			
Interior Floor	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			
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	1,455	100	2013	1,455	210,051
FGR	460	55	2013	253	36,525
FOP	87	30	2013	26	3,753
FOP	120	30	2013	36	5,197
FUS	1,482	100	2013	1,482	213,950
PTO	120	5	2013	6	866
TOTALS	3,724			3,258	470,342

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	3,258	110.4920	153.58	500,364	2013	2013	0	0	6.00	94.00

1 SNGL FAM

100% - 2021

Heated Area: 2937

HX Base Yr 2021

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12

10

FOP
2013

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PTO
2013

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BLD DATE

03/29/2023

NW

LGL DATE

XF DATE

LAND DATE