

LOT 109
IN OR 2052/1015
HAMPTON LAKES #1 PB 7/252

DUKE WILLIAM TIMOTHY & RITA HOLLAND
85425 CHERRY CREEK DR
FERNANDINA BEACH, FL 32034

2026

13-2N-27-0720-0109-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories		1. 1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4077.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	2,820	100
FGR	726	55
FOP	196	30
FOP	263	30
FST	15	55
TOTALS	4,020	

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0900	01	3,365	97.8880	136.06	457,842	2016	2016	0	0	0	4.00	96.00
1 SNGL FAM 100% - 2018 Heated Area: 2820 HX Base Yr 2018												