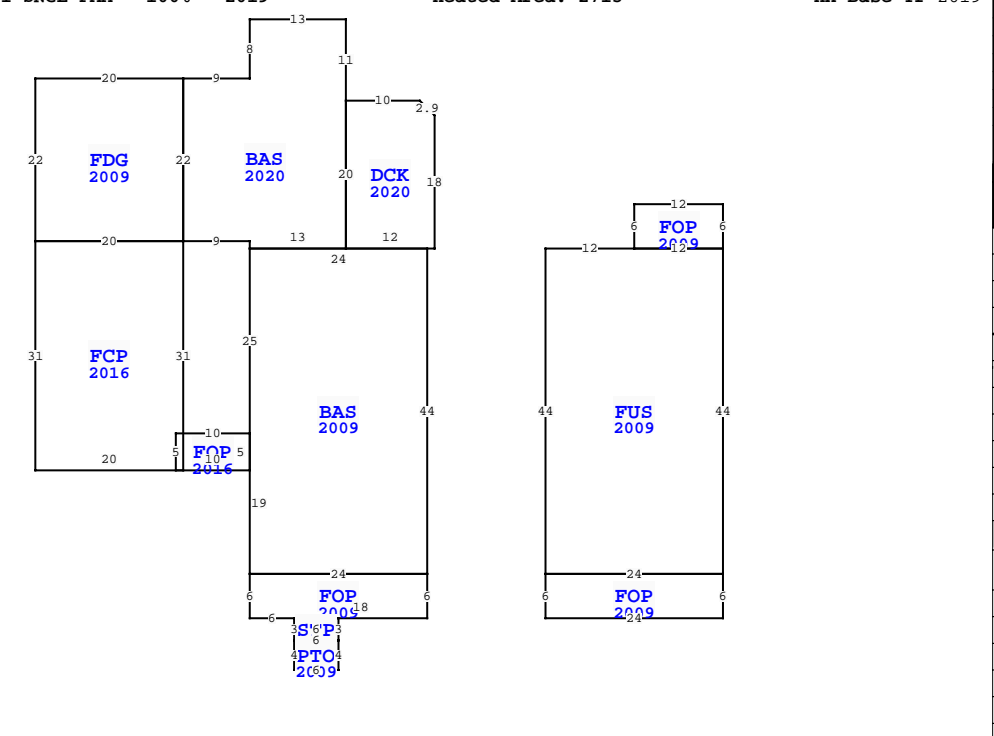


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	05 AVERAGE 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 70
Interior Floo	11 CLAY TILE 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	3 100
Frame	02 WOOD FRAME 100
Stories	2. 2. 100
Units	0 100
Occupancy	00 NONE 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0900	01	3,282	100.1880	118.97	390,460	2009	2009	0	0	0	6.00	94.00



Quality	03 Quality Level 03			
DOR CODE	0100 SINGLE FAMILY			
MAP NUM	MKT AREA 03			
NEIGHBORHOOD/LOC	3047.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,056	100	1,056	118,094
BAS	601	100	601	67,211
DCK	238	10	24	2,684
FCP	620	25	155	17,334
FDG	440	60	264	29,524
FOP	72	30	22	2,460
FOP	144	30	43	4,809
FOP	144	30	43	4,809
FOP	50	30	15	1,678
FUS	1,056	100	1,056	118,094
TOTALS	4,463		3,282	367,032

** This building has 12 Sub-Areas
5006 KAREN ST, FERNANDINA BEACH

BLD DATE	12/16/2009	DJ	LGL DATE
XF DATE			LAND DATE
INC DATE			AG DATE

EXTRA FEATURES																
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0810	CONCRETE A	0 100	0	0	137.00	SF	6.50	6.50	100	2009	2009	3	91	810	
2	0810	CONCRETE A	0 100	0	0	302.00	SF	6.50	6.50	100	2009	2009	3	91	1,786	
3	0811	CONCRETE B	0 100	4	17	68.00	SF	5.20	5.20	100	2009	2009	3	91	322	
4	0504	FP-ELECTRI	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	2009	2009	3	94	1,880	

NASSAU COUNTY PROPERTY		PAGE 1 of 1	8
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 8	Tax Dist:		
BUILDING MARKET VALUE			367,032
TOTAL MARKET OB/XF VALUE			4,798
TOTAL LAND VALUE - MARKET			200,000
TOTAL MARKET VALUE			571,830
SOH/AGL Deduction			251,100
ASSESSED VALUE			320,730
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			270,730
TOTAL JUST VALUE			571,830
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			406,176

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B2001678	FAMRM	54,420	02/24/2020
B1633146	CARPOR	10,714	09/30/2016
C22585	CO ISSUED	0	09/18/2009
E22109	ELEC OTHER	1,900	09/01/2009
E22034	ELEC OTHER	0	08/01/2009
P13888	OTHER	0	08/01/2009

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
9999/9999	2/07/2005	CN Q	Q	V		125,000

GRANTOR: THOMPSON SCOTT & AMY
GRANTEE: WOOLEY PAT
1284/1206 12/30/2004 WD Q V 40,000
GRANTOR: TINER JOHN C & PATRIC
GRANTEE: THOMPSON SCOTT & AM

BUILDING NOTES	

BUILDING DIMENSIONS	
DCK=[YR=2020] N18 L2 U2 W10 BAS=[YR=2020] N11 W13 S8 W9 FDG=[YR=2009] W20 S22 FCP=[YR=2016] S31 E20 N31 W20 \$ E20 N22\$ S22 E9 S1 BAS=[YR=2009] S25 FOP=[YR=2016] W10 S5 E10 N5\$ S19 FOP=[YR=2009] S6 E6 STP=[YR=2009] S3 PTO=[YR=2009] S4 E6 N4 W6\$ E6 N3 W6\$ E18 N6 W24\$ E24 N44 W24\$ E13N20\$S20 E12\$ PTR= E15 FUS=[YR=2009] E12 FOP=[YR=2009] N6 E12 S6 W12\$ E12 S44 POP=[YR=2009] S6 W24 N6 E24\$ W24 N44\$ W15\$.	

LAND DESCRIPTION																	TOTAL OB/XF									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV		
1	000100	C	SFR	100		RS-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	200,000.00	200,000.00	200,000									