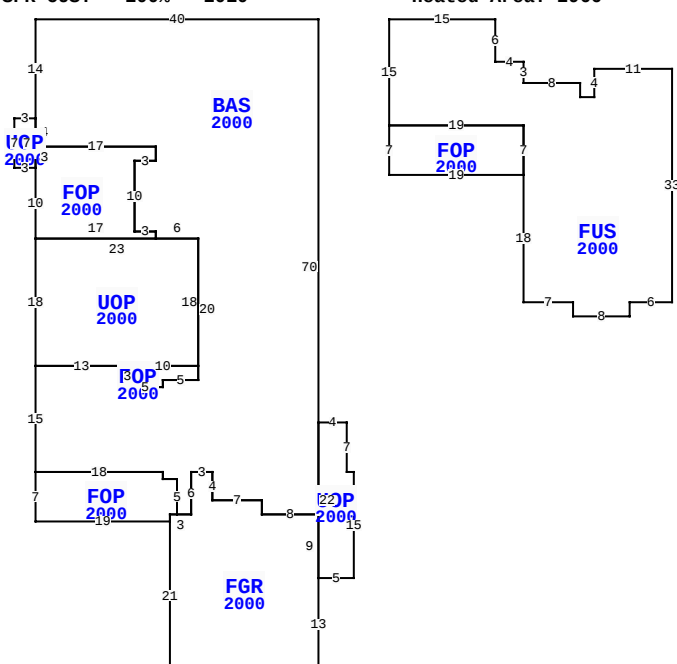


WEAVER JOHN W
8241 RESIDENCE CT
FERNANDINA BEACH, FL 32034

00-00-30-0546-0026-0000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY														
ELEMENT		CD	CONSTRUCTION		TYPE		MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																
Exterior Wall		17	CB STUCCO 70		0500	01	3,492	115.4370		164.50	574,434	2000	2000		0	0	10.85	89.15	VALUATION BY		STANDARD													
Exterior Wall		10	ABOVE AVG 30		1 SFR CUST - 100% - 2010										Heated Area: 2966										HX Base Yr 2010									
Roof Structure		08	IRREGULAR 100																															
Roof Cover		07	CONC TILE 100																															
Interior Wall		05	DRYWALL 100																															
Interior Floor		14	CARPET 60																															
Interior Floor		11	CLAY TILE 40																															
Air Condition		03	CENTRAL 100																															
Heating Type		04	AIR DUCTED 100																															
Bedrooms			3 100																															
Bathrooms			3.5 100																															
Frame		02	WOOD FRAME 100																															
Stories		2.	2. 100																															
Units			0 100																															
Occupancy		00	NONE 100																															
Quality		04	Quality Level 04																															
DOR CODE		0100	SINGLE FAMILY																															
MAP NUM			MKT AREA		10																													
NEIGHBORHOOD/LOC		10003.00																																
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																														
BAS	2,020	100	2,020	296,237																														
FGR	494	55	272	39,889																														
FOP	25	30	8	1,173																														
FOP	133	30	40	5,866																														
FOP	137	30	41	6,013																														
FOP	191	30	57	8,360																														
FUS	946	100	946	138,733																														
UOP	21	20	4	587																														
UOP	103	20	21	3,080																														
UOP	414	20	83	12,173																														
TOTALS	4,484		3,492	512,108																														
EXTRA FEATURES					2241 RESIDENCE CT, FERNANDINA BEACH										BLD DATE					LGL DATE														
															XF DATE					LAND DATE														
															INC DATE					AG DATE														
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	0812	CONCRETE C	0	100	0	0	1,109.00	SF	4.00	4.00	100	2000	2000	3	80	3,549																		
2	1126	CB/STC 8"	0	100	0	0	352.00	SF	8.00	8.00	100	2000	2000	3	80	2,253																		
3	1242	WD DECK A	0	100	0	0	350.00	SF	10.00	10.00	100	2000	2000	3	20	700																		
4	0463	FENCE GATE	0	100	0	0	1.00	UT	300.00	300.00	100	2000	2000	3	55	165																		
LAND DESCRIPTION										TOTAL OB/XF 6,667																								
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		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	375,000.00	375,000.00	375,000																	