



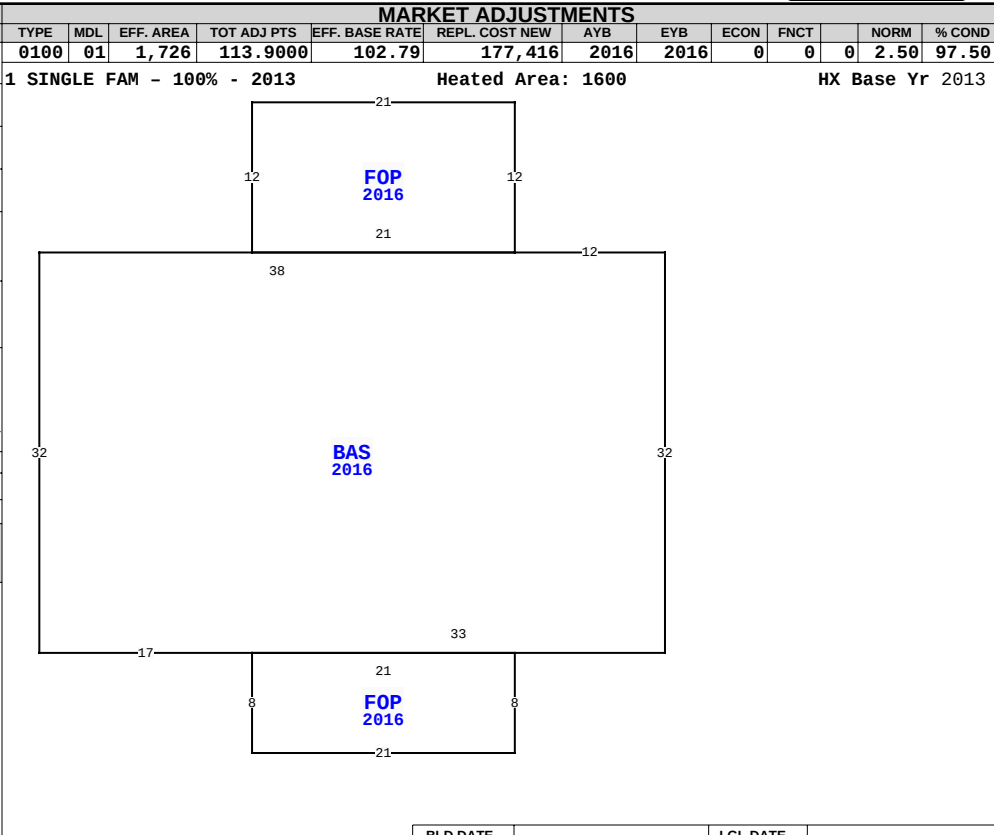
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units	0	0 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	2021.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,600	100	1,600	160,352
FOP	168	30	50	5,012
FOP	252	30	76	7,617
TOTALS	2,020		1,726	172,981

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0510	GARAGE WD-	0 100	0	0	918.00	SF	26.25	26.25
2	0811	CONCRETE B	0 100	0	0	1,503.00	SF	5.20	5.20
3	0811	CONCRETE B	0 100	0	0	667.00	SF	5.20	5.20

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100	0007	RS-2	0.00	0.00	1.09



736 RUBY LN, FERNANDINA BEACH	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

TOTAL OB/XF									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100	0007	RS-2	0.00	0.00	1.09

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY	STANDARD								
Tax Group: 8	Tax Dist:								
BUILDING MARKET VALUE	172,981								
TOTAL MARKET OB/XF VALUE	13,499								
TOTAL LAND VALUE - MARKET	272,500								
TOTAL MARKET VALUE	458,980								
SOH/AGL Deduction	268,024								
ASSESSED VALUE	190,956								
TOTAL EXEMPTION VALUE	50,000								
BASE TAXABLE VALUE	140,956								
TOTAL JUST VALUE	458,980								
NCON VALUE	0								
INCOME VALUE									
PREVIOUS YEAR MKT VALUE	344,995								

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1531410	CO ISSUED	0	04/01/2016
B1531410	NEW CONSTR	0	11/10/2015

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2025/1575	1/09/2016	QC	U	I	11	100	
GRANTOR: PEEPLES ROCKY I							
GRANTEE: PEEPLES PAUL E & CH							
2007/1645	10/06/2015	QC	U	I	11	100	
GRANTOR: PEEPLES PAUL E & CHRI							
GRANTEE: PEEPLES ROCKY I							

BUILDING NOTES									
----------------	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS									
BAS=[YR=2016] W12 FOP=[YR=2016] N12 W21 S12 E21\$ W38 S32 E17 FOP=[YR=2016] S8 E21 N8 W21\$ E33 N32\$.									