

BLOCK 1 LOT 4  
IN OR 788/1650  
BUCKS FDNA BEACH #2 PB 3/17

BURKE JOHN J III & LISA ANN  
PO BOX 15226  
FERNANDINA BEACH, FL 32035-3104

2023

00-00-31-114B-0001-0040



| BUILDING CHARACTERISTICS |        |
|--------------------------|--------|
| ELEMENT                  | CD     |
| Exterior Wall            | 05     |
| Roof Structur            | 03     |
| Roof Cover               | 03     |
| Interior Wall            | 05     |
| Interior Floo            | 14     |
| Interior Floo            | 11     |
| Air Condition            | 03     |
| Heating Type             | 04     |
| Bedrooms                 | 5 100  |
| Bathrooms                | 3 100  |
| Frame                    | 02     |
| Stories                  | 2. 100 |
| Units                    | 2 100  |
| Occupancy                | 0P     |

|                  |         |
|------------------|---------|
| Quality          | 04      |
| DOR CODE         | 0800    |
| MAP NUM          |         |
| NEIGHBORHOOD/LOC | 1043.00 |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|--------------|----------------------|
| BAS       | 630              | 100         | 630          | 71,870               |
| FGR       | 232              | 55          | 128          | 14,602               |
| FST       | 20               | 55          | 11           | 1,255                |
| FUS       | 630              | 100         | 630          | 71,870               |
| HXB       | 618              | 100         | 618          | 70,501               |
| HXB       | 630              | 100         | 630          | 71,870               |
| HXG       | 220              | 55          | 121          | 13,803               |
| HXP       | 12               | 30          | 4            | 456                  |
| HXP       | 120              | 30          | 36           | 4,107                |
| HXU       | 32               | 55          | 18           | 2,054                |
| TOTALS    | 3,342            |             | 2,866        | 326,951              |

| EXTRA FEATURES |            |
|----------------|------------|
| L N            | OB/XF CODE |
| 1              | 0812       |
| 2              | 0810       |
| 3              | 0940       |
| 4              | 0810       |
| 5              | 0811       |

| LAND DESCRIPTION |          |
|------------------|----------|
| L N              | USE CODE |
| 1                | 000800   |

| TYPE                           | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT | NORM  | % COND |
|--------------------------------|-----|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|
| 2700                           | 01  | 2,866     | 107.1882    | 127.82         | 366,332        | 2000 | 2000 | 0    | 0    | 10.75 | 89.25  |
| 1 DUPLEX - 49.79% - 2001       |     |           |             |                |                |      |      |      |      |       |        |
| Heated Area: 2508              |     |           |             |                |                |      |      |      |      |       |        |
| HX Base Yr 2001                |     |           |             |                |                |      |      |      |      |       |        |
| 2840 1ST AVE, FERNANDINA BEACH |     |           |             |                |                |      |      |      |      |       |        |

|                                   |  |  |  |  |  |  |  |  |  |  |  |
|-----------------------------------|--|--|--|--|--|--|--|--|--|--|--|
| ** This building has 12 Sub-Areas |  |  |  |  |  |  |  |  |  |  |  |
| BLD DATE                          |  |  |  |  |  |  |  |  |  |  |  |
| XF DATE                           |  |  |  |  |  |  |  |  |  |  |  |
| INC DATE                          |  |  |  |  |  |  |  |  |  |  |  |
| LGL DATE                          |  |  |  |  |  |  |  |  |  |  |  |
| LAND DATE                         |  |  |  |  |  |  |  |  |  |  |  |
| AG DATE                           |  |  |  |  |  |  |  |  |  |  |  |

| NASSAU COUNTY PROPERTY    |  | PAGE 1 of 1 | 2 |
|---------------------------|--|-------------|---|
| VALUATION SUMMARY         |  |             |   |
| VALUATION BY              |  | STANDARD    |   |
| Tax Group: 2              |  | Tax Dist:   |   |
| BUILDING MARKET VALUE     |  | 326,951     |   |
| TOTAL MARKET OB/XF VALUE  |  | 10,693      |   |
| TOTAL LAND VALUE - MARKET |  | 200,000     |   |
| TOTAL MARKET VALUE        |  | 537,644     |   |
| SOH/AGL Deduction         |  | 272,312     |   |
| ASSESSED VALUE            |  | 265,332     |   |
| TOTAL EXEMPTION VALUE     |  | 50,000      |   |
| BASE TAXABLE VALUE        |  | 215,332     |   |
| TOTAL JUST VALUE          |  | 537,644     |   |
| NCON VALUE                |  | 0           |   |
| INCOME VALUE              |  |             |   |
| PREVIOUS YEAR MKT VALUE   |  | 464,966     |   |

| PERMIT NUM | DESCRIPTION | AMT     | ISSUED     |
|------------|-------------|---------|------------|
| B034174    | XFOB        | 2,000   | 11/20/2003 |
| B2000561   | NEW CONSTR  | 146,369 | 03/27/2000 |

| SALES DATA                   |           |           |       |
|------------------------------|-----------|-----------|-------|
| OFF RECORD Number            | DATE      | TYPE INST | Q / V |
| 0788/1650                    | 4/01/1997 | WD Q      | V     |
| GRANTOR: GRIZZARD RALPH E JR |           |           |       |
| GRANTEE: BURKE JOHN J III &  |           |           |       |

| BUILDING NOTES |  |  |  |
|----------------|--|--|--|
|----------------|--|--|--|

| BUILDING DIMENSIONS                                                                                                                                                                                                                                                                                                                                                                                                                              |  |  |  |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|--|--|
| BAS=[YR=2000] W15 HXB=[YR=2000] W2 HXP=[YR=2000] N10 W12 S10 E12 \$ W13 S16 HXP=[YR=2000] S4 E3 N4 W3 \$ E3 S4 W3 S22 HXU=[YR=2000] S8 E4 HXG=[YR=2000] S12 E11 FGR=[YR=2000] E11 N12 FST=[YR=2000] E4 N5 W4 S5 \$ N5 E4 N3 W15 S20 \$ N20 W11 S8 \$ N8 W4 \$ E15 N42 \$ S42 E15 N42 \$ PTR= E15 HXB=[YR=2000] E15 FUS=[YR=2000] E2 UOP=[YR=2000] N10 E13 S10 W13\$ E13 S10 UOP=[YR=2000] E4 S17 W4 N17 \$ S32 W15 N42\$ S42 W15 N42 \$ W15 \$ . |  |  |  |

| LAND DESCRIPTION |          |     |                      |     |     |          |       |        |             | TOTAL OB/XF |     |           |        |         | 10,693     |                |            |                             |      |         |      |     |    |        |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|--------|-------------|-------------|-----|-----------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| L N              | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH  | TOT LND UTS | UNIT TYPE   | D T | DPTH FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV |
| 1                | 000800   | C   | MULTI-FAM            | 100 |     |          | 50.00 | 115.00 | 50.00       | FF          |     | 1.00      | 1.00   | 1.00    | 4,000.00   | 4,000.00       | 200,000    |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |
|                  |          |     |                      |     |     |          |       |        |             |             |     |           |        |         |            |                |            |                             |      |         |      |     |    |        |