

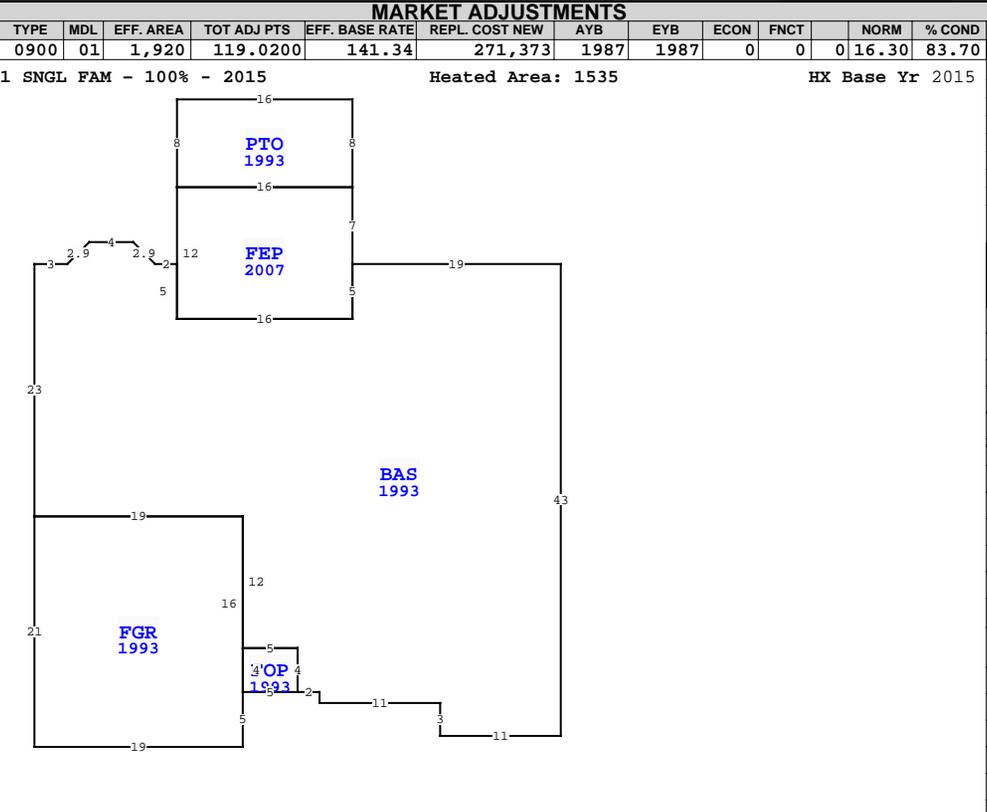
BLOCK 11 LOT 15  
IN OR 1913/612  
LAKEWOOD #2 PB 5/136

MILLER TIMOTHY E & A JUNE  
1557 PENBROOK DR  
FERNANDINA BEACH, FL 32034

2023

00-00-31-143A-0011-0150

| BUILDING CHARACTERISTICS |    | CONSTRUCTION   |  |
|--------------------------|----|----------------|--|
| ELEMENT                  | CD |                |  |
| Exterior Wall            | 05 | AVERAGE 80     |  |
| Exterior Wall            | 12 | CEDAR 20       |  |
| Roof Structure           | 03 | GABLE/HIP 100  |  |
| Roof Cover               | 03 | COMP SHNGL 100 |  |
| Interior Wall            | 05 | DRYWALL 100    |  |
| Interior Floor           | 14 | CARPET 100     |  |
| Air Condition            | 03 | CENTRAL 100    |  |
| Heating Type             | 04 | AIR DUCTED 100 |  |
| Bedrooms                 |    | 3 100          |  |
| Bathrooms                |    | 2 100          |  |
| Frame                    | 02 | WOOD FRAME 100 |  |
| Stories                  | 1. | 1. 100         |  |
| Units                    |    | 0 100          |  |
| BUD8 Adjustme            | 02 | DIST FB 100    |  |
| Occupancy                | 00 | NONE 100       |  |



|                  |                  |                  |
|------------------|------------------|------------------|
| Quality          | 05               | Quality Level 05 |
| DOR CODE         | 0100             | SINGLE FAMILY    |
| MAP NUM          |                  | MKT AREA 01      |
| NEIGHBORHOOD/LOC | 1046.00          |                  |
| AREA TYPE        | TOTAL GROSS AREA | PCT OF BASE      |
| BAS              | 1,535            | 100              |
| FEP              | 192              | 80               |
| FGR              | 399              | 55               |
| FOP              | 20               | 30               |
| PTO              | 128              | 5                |
| TOTALS           | 2,274            | 1,920            |

| 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              | 0811       | CONCRETE B  | 0 100   | 39 | 16 | 624.00 | SF | 5.20     | 5.20           | 100       | 1987    | 1987        | 3 | 54.5   | 1,768           |       |
| 2              | 0811       | CONCRETE B  | 0 100   | 14 | 3  | 42.00  | SF | 5.20     | 5.20           | 100       | 1987    | 1987        | 3 | 54.5   | 119             |       |
| 3              | 0500       | FP-PRE FAB  | 0 100   | 0  | 0  | 1.00   | UT | 3,500.00 | 3,500.00       | 100       | 1987    | 1987        | 3 | 64     | 2,240           |       |
| 4              | 0681       | POLE SHED   | 0 100   | 12 | 6  | 72.00  | SF | 15.00    | 15.00          | 100       | 2002    | 2002        | 3 | 32     | 346             |       |
| 5              | 0830       | FLAGSTONE   | 0 100   | 16 | 8  | 128.00 | SF | 9.00     | 9.00           | 100       | 2007    | 2007        | 3 | 89     | 1,025           |       |

|                                    |  |  |  |  |  |  |  |  |  |  |  |             |       |           |  |
|------------------------------------|--|--|--|--|--|--|--|--|--|--|--|-------------|-------|-----------|--|
| 1557 PENBROOK DR, FERNANDINA BEACH |  |  |  |  |  |  |  |  |  |  |  | BLD DATE    |       | LGL DATE  |  |
|                                    |  |  |  |  |  |  |  |  |  |  |  | XF DATE     |       | LAND DATE |  |
|                                    |  |  |  |  |  |  |  |  |  |  |  | INC DATE    |       | AG DATE   |  |
|                                    |  |  |  |  |  |  |  |  |  |  |  | TOTAL OB/XF | 5,498 |           |  |

| 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 |     |          | 0.00  | 0.00  | 1.00        | LT        |     | 1.00        | 1.00   | 1.00    | 130,000.00 | 130,000.00     | 130,000    |                             |      |         |      |     |    |        |

| NASSAU COUNTY PROPERTY    |       | PAGE 1 of 1 | 2       |
|---------------------------|-------|-------------|---------|
| VALUATION SUMMARY         |       |             |         |
| VALUATION BY              |       | STANDARD    |         |
| Tax Group: 2              |       | Tax Dist:   |         |
| BUILDING MARKET VALUE     |       |             | 227,139 |
| TOTAL MARKET OB/XF VALUE  |       |             | 5,498   |
| TOTAL LAND VALUE - MARKET |       |             | 130,000 |
| TOTAL MARKET VALUE        |       |             | 362,637 |
| SOH/AGL Deduction         |       |             | 169,938 |
| ASSESSED VALUE            |       |             | 192,699 |
| TOTAL EXEMPTION VALUE     | HX HB |             | 50,000  |
| BASE TAXABLE VALUE        |       |             | 142,699 |
| TOTAL JUST VALUE          |       |             | 362,637 |
| NCON VALUE                |       |             | 0       |
| INCOME VALUE              |       |             |         |
| PREVIOUS YEAR MKT VALUE   |       |             | 367,807 |

| PERMIT NUM | DESCRIPTION | AMT    | ISSUED     |
|------------|-------------|--------|------------|
| 20071695   | REMODEL     | 500    | 09/07/2007 |
| 20071477   | XFOB        | 10,024 | 08/09/2007 |
| 20071099   | REPAIR/RRF  | 7,400  | 06/13/2007 |
| 4323       | NEW CONSTR  | 37,000 | 06/02/1987 |

| SALES DATA                     |           |           |       |       |        |            |
|--------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number              | DATE      | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1913/0612                      | 4/17/2014 | WD Q      | Q     | I     | 01     | 209,000    |
| GRANTOR: PERKINS GREGORY G & M |           |           |       |       |        |            |
| GRANTEE: MILLER TIMOTHY E &    |           |           |       |       |        |            |
| 1077/1252                      | 8/29/2002 | WD Q      | Q     | I     |        | 133,000    |
| GRANTOR: TOMPKINS VIRGINIA N   |           |           |       |       |        |            |
| GRANTEE: PERKINS GREGORY G &   |           |           |       |       |        |            |

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

| BUILDING DIMENSIONS   |
|---|
| BAS=[YR=1993] W19 FEP=[YR=2007] N7 PTO=[YR=1993] N8 W16 S8 E16 \$ W16 S12 E16 N5 \$ S5 W16 N5 W2 U2 L2 W4 L2 D2 W3 S23 FGR=[YR=1993] S21 E19 N5 FOP=[YR=1993] E5 N4 W5 S4 \$ N16 W19 \$ E19 S12 E5 S4 E2 S1 E11 S3 E11 N43\$. |