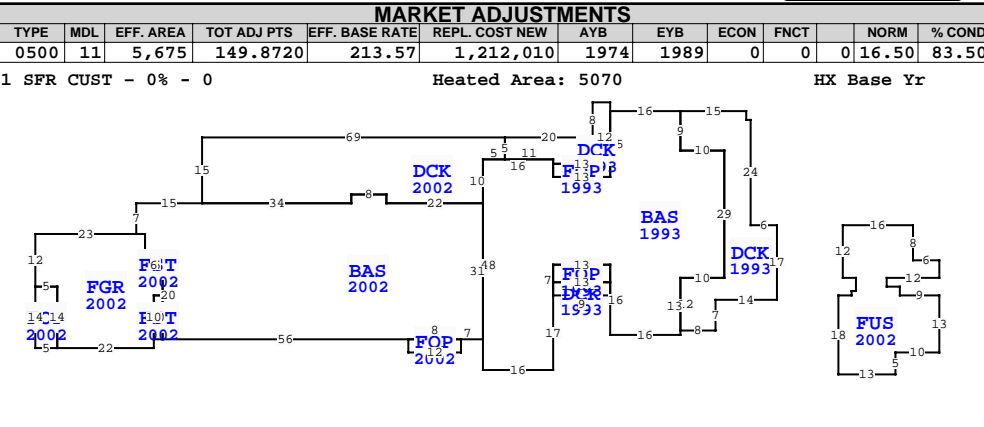




ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 60
Interior Wall	08	DECORATIVE 40
Interior Floo	14	CARPET 80
Interior Floo	12	HARDWOOD 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		5.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
BUD8 Adjustme	05	DIST 1A 100



VALUATION BY		STANDARD
Tax Group: 5	Tax Dist:	
BUILDING MARKET VALUE		1,012,028
TOTAL MARKET OB/XF VALUE		50,571
TOTAL LAND VALUE - MARKET		720,000
TOTAL MARKET VALUE		1,782,599
SOH/AGL Deduction		565,014
ASSESSED VALUE		1,217,585
TOTAL EXEMPTION VALUE		0
BASE TAXABLE VALUE		1,217,585
TOTAL JUST VALUE		1,782,599
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		1,402,923

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,134	100	2,134	380,558
BAS	2,321	100	2,321	413,906
DCK	57	10	6	1,070
DCK	165	10	16	2,853
DCK	554	10	55	9,808
DCK	969	10	97	17,298
FGR	632	55	348	62,059
FOP	39	30	12	2,140
FOP	52	30	16	2,853
FOP	52	30	16	2,853
TOTALS	7,692		5,675	1,012,028

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	11	5,675	149.8720	213.57	1,212,010	1974	1989	0	0	16.50	83.50

1 SFR CUST - 0% - 0
Heated Area: 5070
HX Base Yr

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B21697	POOL ENCLOSURE	9,900	07/01/2008
B0108071	ADDITION	150,000	03/01/2001
E017862	NEW CONSTR	1,500	03/01/2001
P014597	REMODEL	0	03/01/2001
B0108021	FOUNDATION	12,000	02/01/2001
B0007589	DEMOLITION	6,000	10/01/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2022/1198	12/09/2015	WD	U	I	11	100

GRANTOR: SATURDAY JEFFREY B &
GRANTEE: JKS CAPITAL LLC
1353/0244 9/27/2005 WD Q I 1,250,000
GRANTOR: SMITH DAVID W & JUDIT
GRANTEE: SATURDAY JEFFREY B

EXTRA FEATURES

** This building has 14 Sub-Areas
13 GREEN WINGED TEAL RD, FERNANDINA BEACH

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	0504	FP-ELECTRI	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	1974	1974	3	36	720	
4	1126	CB/STC 8"	0	0	0	0	343.00	SF	8.00	8.00	100	2002	2002	3	83	2,278	
5	0446	BOX FNC 6'	0	0	0	0	123.00	LF	20.00	20.00	100	1974	1974	3	20	492	
8	0825	BRICK	0	0	0	0	541.00	SF	12.50	12.50	100	2002	2002	3	95	6,424	
9	0940	SHEDS/PORT	0	0	9	8	72.00	SF	30.00	30.00	100	1990	1990	3	20	432	
11	0525	GAZEBO	0	0	0	0	1.00	UT	5,000.00	5,000.00	100	1990	1990	3	20	1,000	
13	0445	BOX FNC 5'	0	0	0	0	30.00	LF	8.10	8.10	100	1993	1993	3	20	49	
15	0445	BOX FNC 5'	0	0	0	0	14.00	LF	8.10	8.10	100	2001	2001	3	20	23	
17	0825	BRICK	0	0	0	0	1,543.00	SF	12.50	12.50	100	2002	2002	3	95	18,323	
18	0861	POOL GUNIT	0	0	0	0	155.00	SF	85.00	85.00	100	2002	2002	3	32	4,216	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE

BUILDING NOTES	
DCK=[YR=1993] W6 N24 W1 N2 W15 BAS=[YR=1993] W16 DCK=[YR=1993] N2 W4 S8 W20 DCK=[YR=2002] W69 S15 BAS=[YR=2002] W15 S7 FGR=[YR=2002] W23 S12 FOP=[YR=2002] S14 E5 N14 W5 \$ E5 S14 E22 N2 FST=[YR=2002] E2 N10 W2 S10 \$ N10 E2 N4 FST=[YR=2002] N6 W2 S6 E2 \$ W2 N6 W2 N4 W2 \$ E2 S4 E4 S20 E56 FOP=[YR=2002] S3 E12 N3 W2 N2 W8 S2 W2 \$ E2 N2 E8 S2 E7 N31 W22 N2 W8 S2 W34 \$ E34 N2 E8 S2 E22 N10 E5 N5 \$ S5 E11 S1 FOP=[YR=1993] S3 E13 N3 W13 \$ E13 N12 \$ S15 W13 N4 W16 S48 E16 N17 DCK=[YR=1993] E2 S2 E9 N2 E2 N3 FOP=[YR=1993] N4 W13 S4 E13 \$ W13 S3 \$ N7 E13 S16 E16 N13 E10 N29 W10 N9 \$ S9 E10 S29 W10 S12 E8 N7 E14 N17 \$ PTR= E15 FUS=[YR=2002] E16 S8 E6 S4 W12 S2 E3 S2 E9 S13 W10 S5 W13	

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	DPHT 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			RS-1	0.00	0.00	1.00	LT		1.00	1.00	0.80	450,000.00	360,000.00	360,000							
2	000100	C	SFR			RS-1	0.00	0.00	1.00	LT		1.00	1.00	0.80	450,000.00	360,000.00	360,000							

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																					
																				VALUATION BY Tax Group: 5 Tax Dist: STANDARD BUILDING MARKET VALUE 1,012,028 TOTAL MARKET OB/XF VALUE 50,571 TOTAL LAND VALUE - MARKET 720,000 TOTAL MARKET VALUE 1,782,599 SOH/AGL Deduction 565,014 ASSESSED VALUE 1,217,585 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 1,217,585 TOTAL JUST VALUE 1,782,599 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 1,402,923																							
																				PERMIT NUM B9400720 DESCRIPTION REMODEL AMT 31,650 ISSUED 01/01/1994																							
																				SALES DATA <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>2022/1198</td> <td>12/09/2015</td> <td>WD</td> <td>U</td> <td>I</td> <td>11</td> <td>100</td> </tr> </tbody> </table> GRANTOR: SATURDAY JEFFREY B & GRANTEE: JKS CAPITAL LLC 1353/0244 9/27/2005 WD Q I 1,250,000 GRANTOR: SMITH DAVID W & JUDIT GRANTEE: SATURDAY JEFFREY B										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	2022/1198	12/09/2015	WD	U	I	11	100
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE																																					
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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																										
19	0845	KOOL DECK	0	0	0	0	424.00	SF	7.25	7.25	100	2002	2002	3	83	2,551																											
20	0462	ST/AL FNC	0	0	0	0	240.00	SF	10.00	10.00	100	2002	2002	3	32	768																											
21	1242	WD DECK A	0	0	0	0	47.00	SF	10.00	10.00	100	2002	2002	3	21	99																											
22	0444	BOX FNC 4'	0	0	0	0	10.00	LF	6.50	6.50	100	2001	2001	3	20	13																											
23	1242	WD DECK A	0	0	0	0	144.00	SF	10.00	10.00	100	1993	1993	3	20	288																											
24	0825	BRICK	0	0	0	0	124.00	SF	12.50	12.50	100	1993	1993	3	90	1,395																											
25	1127	BRICK 8"	0	0	0	0	27.00	SF	11.00	11.00	100	1993	1993	3	90	267																											
26	0885	WATERSCAPE	0	0	0	0	1.00	UT	4,800.00	4,800.00	100	2002	2002	3	100	4,800																											
27	0911	SCRN RM A	0	0	0	0	919.00	SF	17.50	17.50	100	2008	2008	3	40	6,433																											
TOTALS																																											
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REVIEW DATE 04/21/2020 BY DJA Total Acres: 0.00 Total Land Value: 720,000 Market: 0 Agricultural: 0 Common: 720,000 PRINTED 08/02/2023 BY SYS																																											