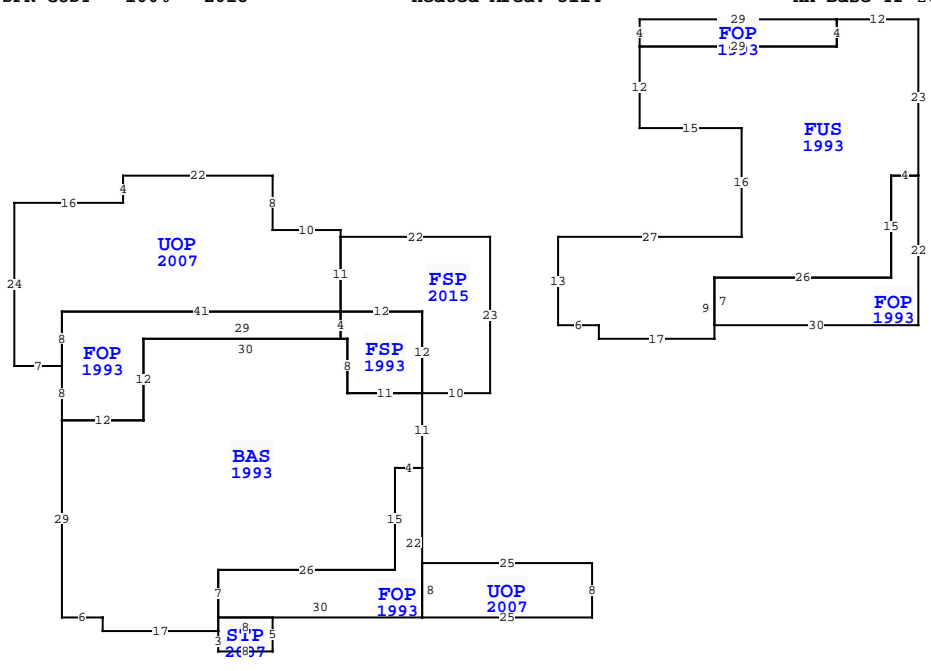


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2.5	100
Frame	02	WOOD FRAME	100
Stories	2.	2. 100	
Units	0	0 100	
BUD8 Adjustme	05	DIST 1A	100
Occupancy	00	NONE	100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SFR CUST	- 100%	- 2018								
Heated Area: 3114						HX Base Yr 2018					



Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 10
NEIGHBORHOOD/LOC	10001.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,705	100
FOP	116	30
FOP	270	30
FOP	270	30
FOP	308	30
FSP	136	40
FSP	362	40
FUS	1,409	100
STP	40	10
UOP	200	20
TOTALS	5,688	3,820

** This building has 11 Sub-Areas
5 SANDHILL CRANE RD, FERNANDINA BEACH

BLD DATE	04/25/2008	DJ	LGL DATE	
XF DATE			LAND DATE	
INC DATE			AG DATE	

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0504	FP-ELECTRI	0	100	0	1.00	UT	2,000.00	2,000.00	100	1981
2	0855	CONC PAVER	0	100	0	896.00	SF	10.00	10.00	100	2002
3	0855	CONC PAVER	0	100	0	2,903.00	SF	7.00	7.00	100	2009

NASSAU COUNTY PROPERTY		PAGE 1 of 2	5
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 5	Tax Dist:		
BUILDING MARKET VALUE	700,532		
TOTAL MARKET OB/XF VALUE	26,959		
TOTAL LAND VALUE - MARKET	750,000		
TOTAL MARKET VALUE	1,477,491		
SOH/AGL Deduction	340,953		
ASSESSED VALUE	1,136,538		
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE	1,086,538		
TOTAL JUST VALUE	1,477,491		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	1,215,151		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1531524	ENLRFSP	7,366	12/01/2015
E17623	ELEC OTHER	2,000	07/01/2006
M11716	MECH OTHER	0	07/01/2006
P10854	OTHER	0	03/01/2006
R08939	REPAIR/RRF	1,800	02/01/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1473/1785	1/24/2007	WD	U	I	07	100

GRANTOR: DAY ARTHUR L & DANA D
GRANTEE: DAY DANA D & ARTHUR
1386/1509
2/03/2006
WD U I 01
100
GRANTOR: DAY ARTHUR L & DANA D
GRANTEE: DAY DANA D & ARTHUR

BUILDING NOTES											
FSP=[YR=2015] W22 UOP=[YR=2007] N1 W10 N8 W22 S4 W16 S24 E7 FOP=[YR=1993] S8 BAS=[YR=1993] S29 E6 S2 E17 STP=[YR=2007] S3 E8 N5 W8 S2\$ N2 FOP=[YR=1993] E30 UOP=[YR=2007] E25 N8 W25S8\$ N22 W4 S15 W26 S7\$ N7 E26 N15 E4 N11 FSP=[YR=1993] N12 W12 S4 E1 S8 E11\$ W11 N8 W30 S12 W12\$E12 N12 E29 N4 W41 S8\$ N8 E41 N11\$ S11 E12 S12 E10 N23\$ PTR= E10 FUS=[YR=1993] E27 N16 W15 N12 FOP=[YR=1993] N4 E29 S4 W29 \$ E29 N4 E12 S23 FOP=[YR=1993] S22 W30 N7 E26N15 E4\$ W4 S15 W26 S9 W17 N2 W6 N13 \$ W10 \$.											

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	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000130	C	SFR WATER	100		RS-1	0.00	0.00	1.00	LT		1.00	1.00	750,000.00	750,000.00	750,000							

