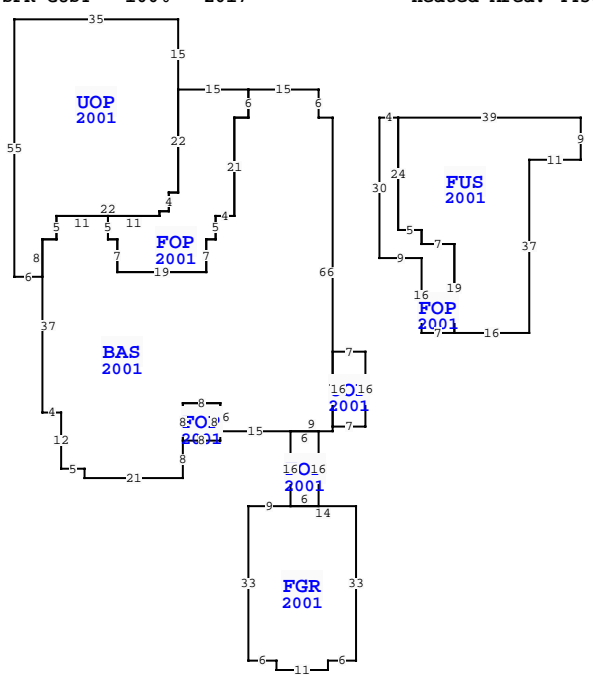


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	17	CB STUCCO	100
Roof Structur	08	IRREGULAR	100
Roof Cover	07	CONC TILE	100
Interior Wall	05	DRYWALL	100
Interior Floor	11	CLAY TILE	50
Interior Floor	12	HARDWOOD	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	2.	2.	100
Units		0	100
Quality	03	Quality Level 03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	10
NEIGHBORHOOD/LOC	10014.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	3,306	100	3,306
FGR	781	55	430
FOP	64	30	19
FOP	96	30	29
FOP	283	30	85
FOP	602	30	181
FUS	1,144	100	1,144
UOP	112	20	22
UOP	1,551	20	310
TOTALS	7,939		5,526

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%	- 2017		Heated Area: 4450					HX	Base Yr 2017



NASSAU COUNTY PROPERTY		PAGE 1 of 1	5
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 5	Tax Dist:		
BUILDING MARKET VALUE			1,354,448
TOTAL MARKET OB/XF VALUE			46,461
TOTAL LAND VALUE - MARKET			850,000
TOTAL MARKET VALUE			2,250,909
SOH/AGL Deduction			794,177
ASSESSED VALUE			1,456,732
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			1,406,732
TOTAL JUST VALUE			2,250,909
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			1,892,462

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0007542	SWIM POOL	25,000	10/01/2000
B006735	NEW CONSTR	387,000	01/01/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1792/0894	4/30/2012	WD	Q	I	01	1,330,000
GRANTOR: LEACH NEIL E & GLORIA						
GRANTEE: HERZOG ALAN B & FRA						
0899/1445	9/17/1999	WD	Q	V		399,000
GRANTOR: AMELIA ISLAND CO						
GRANTEE: LEACH NEIL E & GLOR						

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

BUILDING NOTES	
<p><b>BUILDING DIMENSIONS</b></p> <p>BAS=[YR=2001] W3 N6 W15 FOP=[YR=2001] W15 UOP=[YR=2001] N15 W35 S55 E6 N8 E3 N5 E22 N1 E2 N4 E2 N22 \$ S22 W2 S4 W2 S1 W11 S5 E2 S7 E19 N7 E2 N5 E4 N21 E3 N6 \$ S6 W3 S21 W4 S5 W2 S7 W19 N7 W2 N5 W11 S5 W3 S37 E4 S12 E5 S2 E21 N8 FOP=[YR=2001] E8 N8 W8 S8 \$ N8 E8 S6 E15 FOP=[YR=2001] S16 FGR=[YR=2001] W9 S33 E6 S2 E11 N2 E6 N33 W14 \$ E6 N16 W6 \$ E9 N1 UOP=[YR=2001] E7 N16 W7 S16 \$ N66 \$ PTR= E10 FOP=[YR=2001] E4 FUS=[YR=2001] E39 S9 W11 S37 W16 N19 W7 N3 W5 N24 \$ S24 E5 S3 E7 S19 W7 N16 W9 N30 \$ W10 \$ .</p>	

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100
2	0855	CONC PAVER	0	100	0	0	2,870.00	SF	7.00	7.00	100
3	0812	CONCRETE C	0	100	0	0	1,092.00	SF	4.00	4.00	100
4	1126	CB/STC 8"	0	100	0	0	1,413.00	SF	8.00	8.00	100
5	0861	POOL GUNIT	0	100	0	0	588.00	SF	85.00	85.00	100
7	0871	POOL HTR R	0	100	0	0	1.00	UT	2,000.00	2,000.00	100
8	0463	FENCE GATE	0	100	0	0	1.00	UT	300.00	300.00	100
9	0463	FENCE GATE	0	100	0	0	2.00	UT	300.00	300.00	100

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	000100	C	SFR				0.00	0.00	1.00	LT		1.00	0.85	1,000,000.00	850,000.00	850,000							