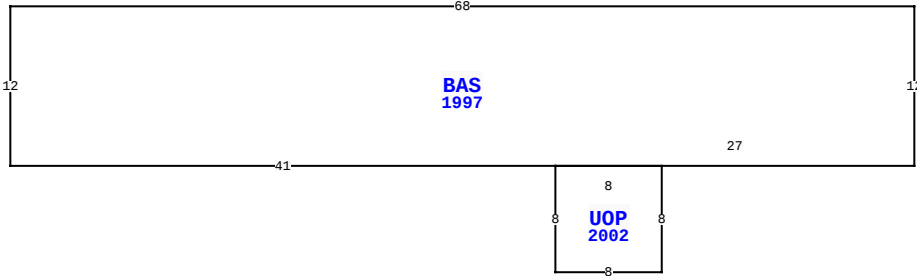


BEAVER CREEK FARMS PARTNERSHIP
C/O JOHN R ROWE, 22136 COUNTY ROAD 121
HILLIARD, FL 32046

23-2N-23-0000-0003-0030

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									
Exterior Wall	25	MOD METAL 100			0820	02	832	90.0000	58.50	48,672	1974	1974	0	0	0	70.00	30.00	STANDARD									
Roof Structure	03	GABLE/HIP 100			1 M/H 93- - 0% - 0													Heated Area: 816 HX Base Yr									
Roof Cover	01	MINIMUM 100																VALUATION BY									
Interior Wall	05	DRYWALL 100																BUILDING MARKET VALUE									
Interior Floor	14	CARPET 100																TOTAL MARKET OB/XF VALUE									
Air Condition	01	NONE 100																TOTAL LAND VALUE - MARKET									
Heating Type	03	FORCED AIR 100																TOTAL MARKET VALUE									
Bedrooms		2 100			SOH/AGL Deduction								14,602														
Bathrooms		2 100			ASSESSED VALUE								67,291														
Frame	02	WOOD FRAME 100			TOTAL EXEMPTION VALUE								465,915														
Stories	1.	1. 100			BASE TAXABLE VALUE								146,566														
Units		0 100			TOTAL JUST VALUE								23,346														
					NCON VALUE								123,220														
					INCOME VALUE								0														
					PREVIOUS YEAR MKT VALUE								547,808														
													80,497														