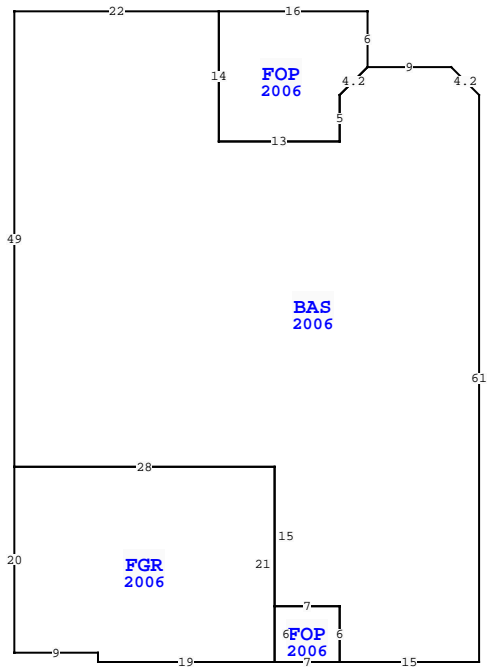


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	60
Interior Floor	11	CLAY TILE	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Occupancy	00	NONE	100
Quality	03	Quality Level 03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4042.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	2,589	100	2,589
FGR	579	55	318
FOP	42	30	13
FOP	205	30	62
TOTALS	3,415		2,982

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: 2589						HX Base Yr 2018					



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY	Tax Group: 4	Tax Dist:	STANDARD
BUILDING MARKET VALUE			427,016
TOTAL MARKET OB/XF VALUE			32,554
TOTAL LAND VALUE - MARKET			115,000
TOTAL MARKET VALUE			574,570
SOH/AGL Deduction			271,200
ASSESSED VALUE			303,370
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			253,370
TOTAL JUST VALUE			574,570
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			475,515

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1530680	SCRNENCL	26,004	06/01/2015
M11452	H/AC	0	05/01/2006
E17035	NEW CONSTR	2,000	03/01/2006
P10835	NEW CONSTR	0	03/01/2006
C16193	CO ISSUED	240,000	10/01/2005
B16193	NEW CONSTR	240,000	10/01/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1971/0722	3/24/2015	QC	U	I	11	100
GRANTOR: BAKKEN VALERIE S N/K/						
GRANTEE: BOHMER VALERIE S						
1628/1723	6/30/2009	WD	U	I	12	229,900
GRANTOR: FEDERAL NATIONAL MORT						
GRANTEE: BAKKEN VALERIE S						

EXTRA FEATURES															95091 BERMUDA DR, FERNANDINA BEACH		BLD DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2006	2006	3	91	3,185					
2	0810	CONCRETE A	0	100	0	0	940.00	SF	6.50	6.50	100	2006	2006	3	88	5,377					
3	0911	SCRN RM A	0	100	0	0	1,072.00	SF	17.50	17.50	100	2015	2015	3	74	13,882					
4	0877	JACUZZI	0	100	0	0	1.00	UT	1,000.00	1,000.00	100	2015	2015	3	74	740					
5	0855	CONC PAVER	0	100	0	0	976.00	SF	10.00	10.00	100	2015	2015	3	96	9,370					
<b>TOTAL OB/XF 32,554</b>																					

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS=[YR=2006] U3 L3 W9 FOP=[YR=2006] N6 W16 S14 E13N5 U3 R3 \$ D3 L3 S5 W13N14W22 S49FGR=[YR=2006] S20E9S1 E19N21W28\$E28S15 FOP=[YR=2006] S6E7 N6W7\$ E7S6E15N61\$.			

LAND DESCRIPTION																	TOTAL OB/XF 32,554									
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	000134	C	SFR POND	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	115,000.00	115,000.00	115,000									