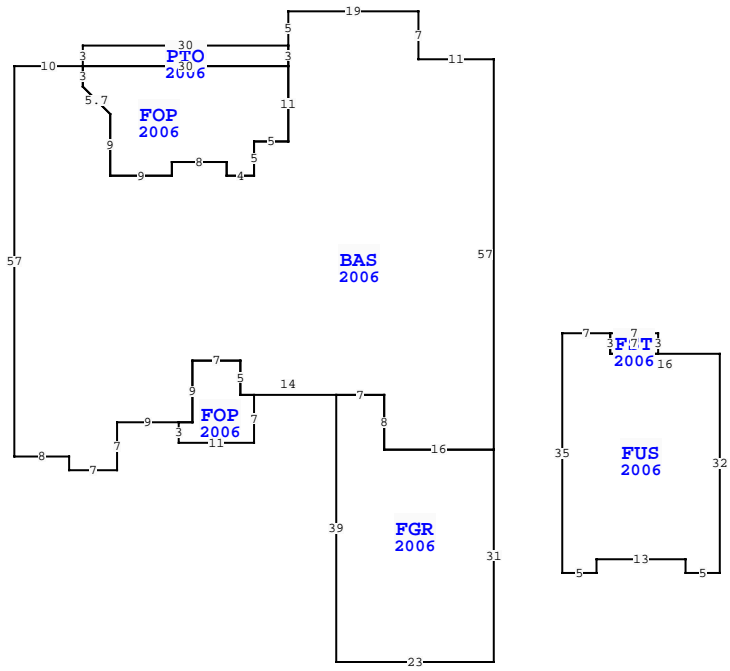


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	60
Interior Floo	15	HARDTILE	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms	4	100	
Bathrooms	4	100	
Frame	02	WOOD FRAME	100
Stories	1.5	1.5	100
Units	0	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	3,414	100	3,414
FGR	769	55	423
FOP	104	30	31
FOP	395	30	118
FST	21	55	12
FUS	731	100	731
PTO	90	5	4
TOTALS	5,524		4,733
EXTRA FEATURES		95111 STARLING CT, FERNANDINA BEACH	

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%	- 2008								
Heated Area: 4145						HX Base Yr 2008					



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			609,392
TOTAL MARKET OB/XF VALUE			9,191
TOTAL LAND VALUE - MARKET			115,000
TOTAL MARKET VALUE			733,583
SOH/AGL Deduction			377,821
ASSESSED VALUE			355,762
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			305,762
TOTAL JUST VALUE			733,583
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			608,226

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E17690	NEW CONSTR	2,187	07/01/2006
M11737	H/AC	0	07/01/2006
P11108	NEW CONSTR	0	05/01/2006
C17557	CO ISSUED	672,957	04/01/2006
R09169	REPAIR/RRF	3,500	04/01/2006
B17557	NEW CONSTR	672,957	04/01/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1487/1297	3/26/2007	WD	Q	I		700,000

BUILDING NOTES						
GRANTOR: INTERVEST CONSTRUCTIO						
GRANTEE: SHINE EDWARD M & JE						
1302/0759	3/17/2005	WD	U	V	07	100
GRANTOR: AMELIA NATIONAL ENTER						
GRANTEE: INTERVEST CONSTRUCT						

BUILDING DIMENSIONS
BAS=[YR=2006] W11 N7W19S5 PTO=[YR=2006] W30 S3E30 N3S3FOP=[YR=2006] W30S3 D4 R4 S9E9N2E8S2E4N5E5N11S11 W5S5W4N2W8S2W9N9 U4 L4 N3 W10 S57 E8S2E7N7E9 FOP=[YR=2006] S3E11N7 W2N5W7S9W2S2E2N9E7S5E14 FGR=[YR=2006] S39E23N31 W16N8W7S7E7S8 E16N5S7 PTR=S40E10 FUS=[YR=2006] E7 FST=[YR=2006] E7S3W7N3S3E16S32W5N2 W13S2W5N3S5 W10N40S.

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	1.00	UT	3,500.00	3,500.00	100	2006	2006	3	91	3,185	
2	0810	CONCRETE A	0	100	0	1,050.00	SP	6.50	6.50	100	2006	2006	3	88	6,006	
<b>TOTAL OB/XF</b> 9,191																

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	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							