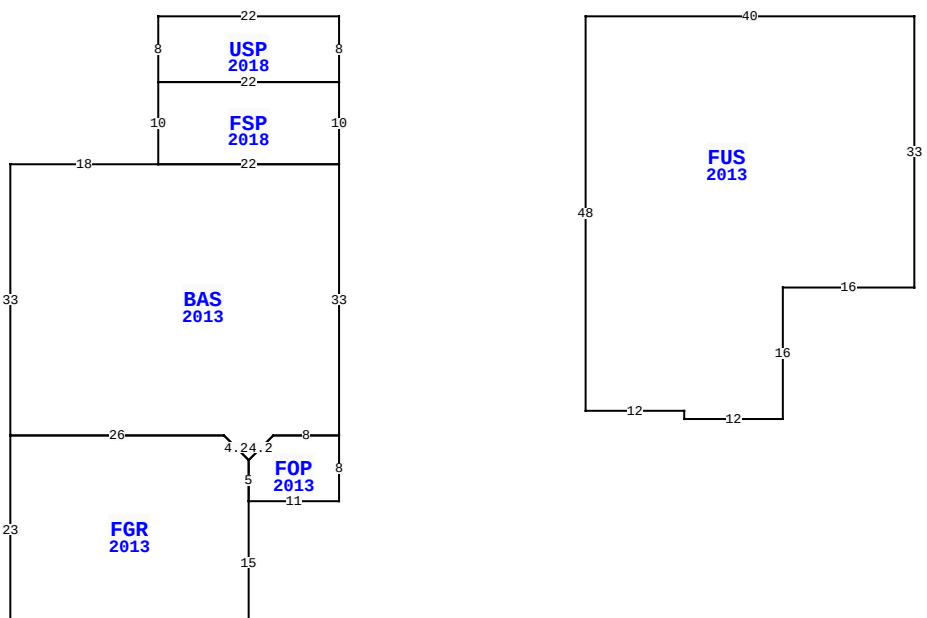


PUISHYS JOSEPH III & MICHELLE
95122 PERIWINKLE PL
FERNANDINA BEACH, FL 32034

30-2N-28-0150-0076-0000

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		05	AVERAGE 70		0100	01		3,552	110.4705	99.70	354,134	2013	2013	0	0	0	4.15	95.85	VALUATION BY																									
Exterior Wall		16	WD FR STUC 30		1 SINGLE FAM - 100% - 2023										Heated Area: 3021										HX Base Yr 2023										STANDARD									
Roof Structur		03	GABLE/HIP 100												Tax Group: 4										Tax Dist:																			
Roof Cover		03	COMP SHNGL 100												BUILDING MARKET VALUE										339,437																			
Interior Wall		05	DRYWALL 100												TOTAL MARKET OB/XF VALUE										5,375																			
Interior Floo		11	CLAY TILE 100												TOTAL LAND VALUE - MARKET										75,000																			
Air Condition		03	CENTRAL 100												TOTAL MARKET VALUE										419,812																			
Heating Type		04	AIR DUCTED 100												SOH/AGL Deduction										0																			
Bedrooms			4 100												ASSESSED VALUE										419,812																			
Bathrooms			2.5 100												TOTAL EXEMPTION VALUE										HX HB XM 50,000																			
Frame		02	WOOD FRAME 100												BASE TAXABLE VALUE										369,812																			
Stories		2.	2. 100												TOTAL JUST VALUE										419,812																			
Units		0	0 100		NCON VALUE										0																													
Occupancy		00	NONE 100		INCOME VALUE																																							
					PREVIOUS YEAR MKT VALUE										354,725																													
Quality		04	Quality Level 04																																									
DOR CODE		0100	SINGLE FAMILY																																									
MAP NUM			MKT AREA		04																																							
NEIGHBORHOOD/LOC		4067.00																																										
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																																								
BAS	1,329	100	1,329	127,002																																								
FGR	663	55	365	34,881																																								
FOP	84	30	25	2,390																																								
FSP	220	40	88	8,410																																								
FUS	1,692	100	1,692	161,691																																								
USP	176	30	53	5,065																																								
TOTALS		4,164		3,552	339,437																																							
EXTRA FEATURES					95122 PERIWINKLE PL, FERNANDINA BEACH										BLD DATE		03/29/2023		NW		LGL DATE																							
															XF DATE				LAND DATE																									
															INC 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	0811	CONCRETE B	0	100	0	0			1,088.00	SF	5.20			5.20	100	2013	2013	3	95	5,375																								