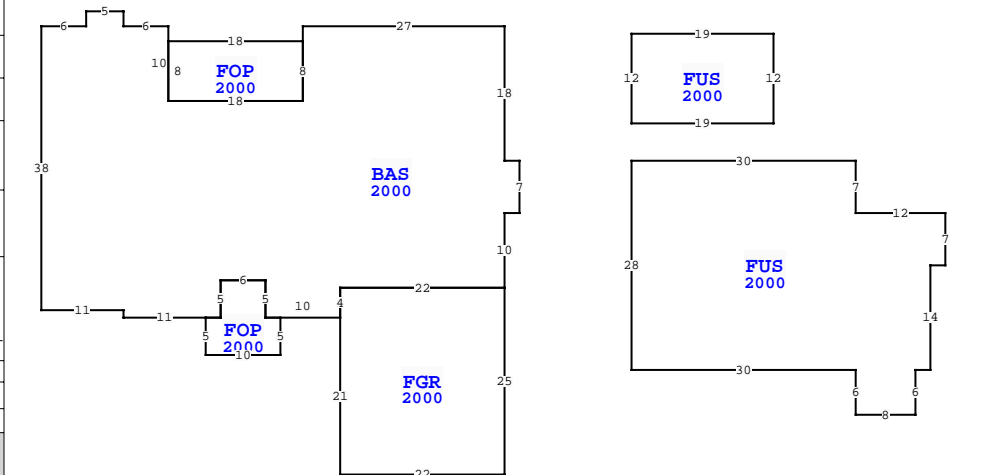


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	16 WD FR STUC 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 60
Interior Floo	11 CLAY TILE 40
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	3.5 100
Frame	02 WOOD FRAME 100
Stories	2. 2. 100
Units	0 100
Occupancy	00 NONE 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0900	01	3,842	91.6920	108.88	418,317	2000	2003	0	0	0	9.50	90.50



Quality	01 Quality Level 01			
DOR CODE	0100 SINGLE FAMILY			
MAP NUM	MKT AREA 04			
NEIGHBORHOOD/LOC	4015.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,133	100	2,133	210,178
FGR	550	55	302	29,758
FOP	80	30	24	2,365
FOP	144	30	43	4,237
FUS	228	100	228	22,467
FUS	1,112	100	1,112	109,573
TOTALS	4,247		3,842	378,577

NASSAU COUNTY PROPERTY		PAGE 1 of 1
VALUATION SUMMARY		
VALUATION BY	Tax Group: 7	STANDARD
BUILDING MARKET VALUE	Tax Dist:	
TOTAL MARKET OB/XF VALUE		378,577
TOTAL LAND VALUE - MARKET		16,246
TOTAL MARKET VALUE		200,000
SOH/AGL Deduction		594,823
ASSESSED VALUE		198,038
TOTAL EXEMPTION VALUE	HX HB	396,785
BASE TAXABLE VALUE		50,000
TOTAL JUST VALUE		346,785
NCON VALUE		594,823
INCOME VALUE		0
PREVIOUS YEAR MKT VALUE		601,106

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22015046	ADDITION	18,000	10/07/2022
22007223	SWIM POOL	130,000	08/01/2022
B1803703	(28) WINDOWS	41,539	05/01/2018
R1801937	REPAIR/RRF	16,640	04/01/2018
B006748	NEW CONSTR	216,000	01/01/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0898/0830	9/03/1999	WD	U	V	07	100
GRANTOR: AMELIA ISLAND CO						
GRANTEE: BRYANT KENNETH G &						
0897/1914	9/01/1999	WD	Q	V		90,000
GRANTOR: BRYANT KENNETH G & LI						
GRANTEE: WILLIAMS RALPH E JR						

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/22/2023
INC DATE		AG DATE	MLU

EXTRA FEATURES																
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	2000	2000	3	85	2,975	
2	1126	CB/STC 8"	0	100	24	144.00	SF	8.00	8.00	100	2000	2000	3	80	922	
3	0812	CONCRETE C	0	100	0	3,809.00	SF	4.00	4.00	100	2000	2000	3	80	12,189	
4	1100	VAC SYSTEM	0	100	0	1.00	UT	800.00	800.00	100	2000	2000	3	20	160	

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS=[YR=2000;ORIG=0,0] W2 N18 W27 S2 S8 W18 N10 W6 N2 W5 S2 W6 S38 E11 S1 E11 E2 N5 E6 S5 E10 N4 E22 N10 E2 N7 \$												
FUS=[YR=2000;ORIG=15,0] E30 S7 E12 S7 W2 S14 W2 S6 W8 N6 W30 N28 \$												
FGR=[YR=2000;ORIG=-24,21] S21 E22 N25 W22 S4 \$												
FUS=[YR=2000;ORIG=34,-5] N12 W19 S12 E19 \$												
FOP=[YR=2000;ORIG=-29,-16] W18 S8 E18 N8 \$												
FOP=[YR=2000;ORIG=-42,21] S5 E10 N5 W2 N5 W6 S5 W2 \$												
PTR=[ORIG=0,0] E15 W15 \$												
PTR=[ORIG=0,0] N15 S15 \$												

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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	
1	000133	C	SFR LAKE	100		RS-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	200,000.00	200,000.00	200,000								