

PATTON HENRY THOMAS JR/PATTON BARBARA ALVERSON
96092 PINEY ISLAND DR
FERNANDINA BEACH, FL 32034

37-2N-28-5000-0061-0000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY													
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1													
ELEMENT		CD		16		WD FR STUC 100		0900		MDL		01		2,733		112.0896		133.11		363,790		2006		2006		0		0		8.00		92.00	
Exterior Wall		03		GABLE/HIP 100		1		SNGL FAM - 100% - 2016												Heated Area: 2364								HX Base Yr 2016					
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				3 100																													
Bathrooms				2 100																													
Frame		02		WOOD FRAME 100																													
Stories		1.		1. 100																													
Units		00		0 100																													
Occupancy		00		NONE 100																													
Quality		04		Quality Level 04																													
DOR CODE		0100		SINGLE FAMILY																													
MAP NUM				MKT AREA				04																									
NEIGHBORHOOD/LOC		4016.00																															
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		TOT ADJ AREA		SUBAREA MARKET VALUE																									
BAS		2,364		100		2,364		289,498																									
FGR		473		55		260		31,840																									
FOP		60		30		18		2,204																									
PTO		45		5		2		245																									
STP		72		10		7		857																									
USP		272		30		82		10,042																									
TOTALS		3,286				2,733		334,687																									
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		0812		CONCRETE C		0 100		0 0		1,749.00		SF		4.00		4.00		100		2006		2006		3		88		6,156					
2		0500		FP-PRE FAB		0 100		0 0		1.00		UT		3,500.00		3,500.00		100		2006		2006		3		91		3,185					