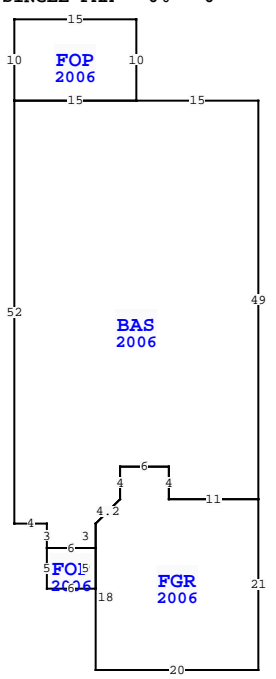




| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|------------------|--------------|
| ELEMENT | CD | | |
| Exterior Wall | 05 | AVERAGE 70 | |
| Exterior Wall | 16 | WD FR STUC 30 | |
| Roof Structure | 03 | GABLE/HIP 100 | |
| Roof Cover | 03 | COMP SHNGL 100 | |
| Interior Wall | 05 | DRYWALL 100 | |
| Interior Floor | 14 | CARPET 70 | |
| Interior Floor | 08 | SHT VINYL 30 | |
| 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 | | 0 100 | |
| Occupancy | 00 | NONE 100 | |
| Quality | 05 | Quality Level 05 | |
| DOR CODE | 0100 | SINGLE FAMILY | |
| MAP NUM | | MKT AREA | 04 |
| NEIGHBORHOOD/LOC | 4038.00 | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA |
| BAS | 1,499 | 100 | 1,499 |
| FGR | 440 | 55 | 242 |
| FOP | 30 | 30 | 9 |
| FOP | 150 | 30 | 45 |
| TOTALS | 2,119 | | 1,795 |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | |
|-----------------------|-----|-----------|-------------|----------------|----------------|------|------|------|------|------|--------|-------|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | |
| 0100 | 01 | 1,795 | 119.7900 | 108.11 | 194,057 | 2006 | 2006 | 0 | 0 | 0 | 7.65 | 92.35 | |
| 1 SINGLE FAM - 0% - 0 | | | | | | | | | | | | | |
| Heated Area: 1499 | | | | | | | | | | | | | |
| HX Base Yr | | | | | | | | | | | | | |



| NASSAU COUNTY PROPERTY | | | PAGE 1 of 1 |
|---------------------------|-----------|----------|-------------|
| VALUATION SUMMARY | | | 4 |
| VALUATION BY | | STANDARD | |
| Tax Group: 4 | Tax Dist: | | |
| BUILDING MARKET VALUE | | | 179,212 |
| TOTAL MARKET OB/XF VALUE | | | 4,393 |
| TOTAL LAND VALUE - MARKET | | | 55,000 |
| TOTAL MARKET VALUE | | | 238,605 |
| SOH/AGL Deduction | | | 42,179 |
| ASSESSED VALUE | | | 196,426 |
| TOTAL EXEMPTION VALUE | | | 0 |
| BASE TAXABLE VALUE | | | 196,426 |
| TOTAL JUST VALUE | | | 238,605 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 206,616 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|---------|------------|
| M10859 | H/AC | 0 | 12/01/2005 |
| E16123 | NEW CONSTR | 1,950 | 11/01/2005 |
| P10215 | NEW CONSTR | 0 | 10/01/2005 |
| C15886 | CO ISSUED | 156,832 | 08/01/2005 |
| R08115 | REPAIR/RRF | 1,500 | 08/01/2005 |
| B15886 | NEW CONSTR | 156,832 | 08/01/2005 |

| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 2117/0918 | 4/28/2017 | SW | U | I | 11 | 100 |
| GRANTOR: IH3 PROPERTY FLORIDA | | | | | | |
| GRANTEE: 2017 1 IH BORROWER | | | | | | |
| 1908/1782 | 3/14/2014 | WD | Q | I | 01 | 132,000 |
| GRANTOR: CRUZ GILBERTO & JESER | | | | | | |
| GRANTEE: IH3 PROPERTY FLORID | | | | | | |

| 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 | 0810 | CONCRETE A | 0 | 0 | 45 | 16 | SF | 6.50 | 6.50 | 100 | 2006 | 2006 | 3 | 88 | 4,118 | |
| 2 | 0810 | CONCRETE A | 0 | 0 | 16 | 3 | SF | 6.50 | 6.50 | 100 | 2006 | 2006 | 3 | 88 | 275 | |

96004 STARLIGHT LN, YULEE

| | | | |
|----------|--|-----------|--|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | |
| INC DATE | | AG DATE | |

| BUILDING NOTES | |
|----------------|--|
| | |

| BUILDING DIMENSIONS | |
|--|--|
| FGR=[YR=2006] N21 BAS=[YR=2006] N49 W15 FOP=[YR=2006] N10 W15 S10 E15\$W15 S52 E4 S3 FOP=[YR=2006] S5 E6 N5 W6\$ E6 N3 U3 R3 N4 E6 S4 E11\$W11 N4 W6 S4 D3 L3 S18 E20\$. | |

| 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 | DPHT FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV |
| 1 | 000100 | C | SFR | 0 | | PUD | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 55,000.00 | 55,000.00 | 55,000 | | | | | | | |