

ALVAR FL LLC
103 FOULK RD STE 900
WILMINGTON, DE 19803

37-3N-28-0740-0306-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																		
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Exterior Wall	10	ABOVE AVG	100	03	GABLE/HIP	100	03	COMP SHNGL	100	05	DRYWALL	100	14	CARPET	70	11	CLAY TILE	30	03	CENTRAL	100	04	AIR DUCTED	100	02	WOOD FRAME	100	1.	1. 100	0 100	00	NONE	100	0100	SINGLE FAMILY	MAP NUM	MKT AREA	04	NEIGHBORHOOD/LOC	4038.00	AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE	BAS	1,331	100	1,331	151,520	FGR	360	55	198	22,540	FOP	20	30	6	683	FOP	120	30	36	4,098	TOTALS	1,831	1,571	178,842	96396 STARFISH DR, YULEE																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																
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Roof Cover	03	GABLE/HIP	100	03	COMP SHNGL	100	05	DRYWALL	100	14	CARPET	70	11	CLAY TILE	30	03	CENTRAL	100	04	AIR DUCTED	100	02	WOOD FRAME	100	1.	1. 100	0 100	00	NONE	100	0100	SINGLE FAMILY	MAP NUM	MKT AREA	04	NEIGHBORHOOD/LOC	4038.00	AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE	BAS	1,331	100	1,331	151,520	FGR	360	55	198	22,540	FOP	20	30	6	683	FOP	120	30	36	4,098	TOTALS	1,831	1,571	178,842	96396 STARFISH DR, YULEE																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																			
Interior Wall	05	DRYWALL	100	14	CARPET	70	11	CLAY TILE	30	03	CENTRAL	100	04	AIR DUCTED	100	02	WOOD FRAME	100	1.	1. 100	0 100	00	NONE	100	0100	SINGLE FAMILY	MAP NUM	MKT AREA	04	NEIGHBORHOOD/LOC	4038.00	AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE	BAS	1,331	100	1,331	151,520	FGR	360	55	198	22,540	FOP	20	30	6	683	FOP	120	30	36	4,098	TOTALS	1,831	1,571	178,842	96396 STARFISH DR, YULEE																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																									
Interior Floo	14	CARPET	70	11	CLAY TILE	30	03	CENTRAL	100	04	AIR DUCTED	100	02	WOOD FRAME	100	1.	1. 100	0 100	00	NONE	100	0100	SINGLE FAMILY	MAP NUM	MKT AREA	04	NEIGHBORHOOD/LOC	4038.00	AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE	BAS	1,331	100	1,331	151,520	FGR	360	55	198	22,540	FOP	20	30	6	683	FOP	120	30	36	4,098	TOTALS	1,831	1,571	178,842	96396 STARFISH DR, YULEE																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																												
Interior Floo	11	CLAY TILE	30	03	CENTRAL	100	04	AIR DUCTED	100	02	WOOD FRAME	100	1.	1. 100	0 100	00	NONE	100	0100	SINGLE FAMILY	MAP NUM	MKT AREA	04	NEIGHBORHOOD/LOC	4038.00	AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE	BAS	1,331	100	1,331	151,520	FGR	360	55	198	22,540	FOP	20	30	6	683	FOP	120	30	36	4,098	TOTALS	1,831	1,571	178,842	96396 STARFISH DR, YULEE																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																															
Air Condition	03	CENTRAL	100	04	AIR DUCTED	100	02	WOOD FRAME	100	1.	1. 100	0 100	00	NONE	100	0100	SINGLE FAMILY	MAP NUM	MKT AREA	04	NEIGHBORHOOD/LOC	4038.00	AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE	BAS	1,331	100	1,331	151,520	FGR	360	55	198	22,540	FOP	20	30	6	683	FOP	120	30	36	4,098	TOTALS	1,831	1,571	178,842	96396 STARFISH DR, YULEE																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																		
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