



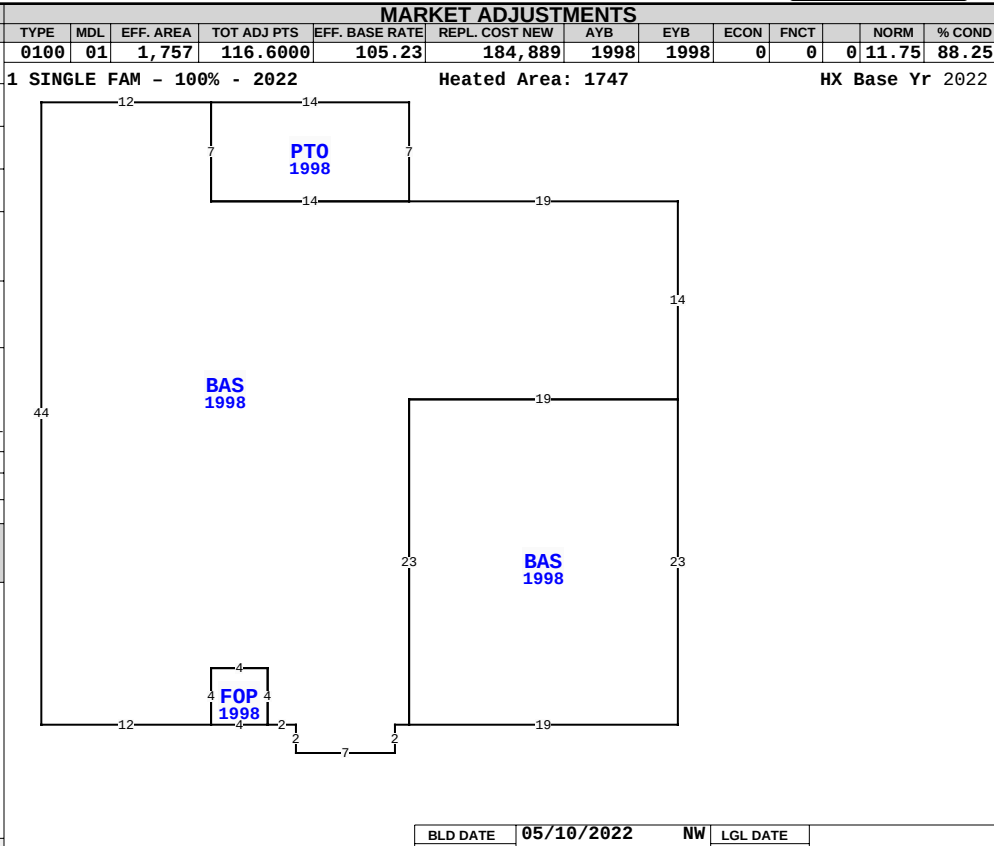
| BUILDING CHARACTERISTICS |    |                |
|--------------------------|----|----------------|
| ELEMENT                  | CD | CONSTRUCTION   |
| Exterior Wall            | 05 | AVERAGE 100    |
| Roof Structure           | 03 | GABLE/HIP 100  |
| Roof Cover               | 03 | COMP SHNGL 100 |
| Interior Wall            | 05 | DRYWALL 100    |
| Interior Floor           | 14 | CARPET 80      |
| Interior Floor           | 08 | SHT VINYL 20   |
| Air Condition            | 04 | ROOF TOP 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 | 4046.00 |                  |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|--------------|----------------------|
| BAS       | 437              | 100         | 437          | 40,583               |
| BAS       | 1,310            | 100         | 1,310        | 121,654              |
| FOP       | 16               | 30          | 5            | 464                  |
| PTO       | 98               | 5           | 5            | 464                  |
| TOTALS    | 1,861            |             | 1,757        | 163,165              |

| 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 |
| 1              | 0810       | CONCRETE A  | 0 100   | 0 | 0 | 788.00 | SF | 6.50  | 6.50           | 100       | 1998    | 1998        | 3 | 77     |

| LAND DESCRIPTION |          |     |                      |     |     |          |       |       |             |           |     |          |        |         |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|----------|--------|---------|
| L N              | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPH FACT | % COND | TOT ADJ |
| 1                | 000100   | C   | SFR                  | 100 |     |          | 0.00  | 0.00  | 1.00        | LT        |     | 1.00     | 1.00   | 1.00    |



|                         |                     |    |           |  |
|-------------------------|---------------------|----|-----------|--|
| 83040 ST MARK DR, YULEE | BLD DATE 05/10/2022 | NW | LGL DATE  |  |
|                         | XF DATE             |    | LAND DATE |  |
|                         | INC DATE            |    | AG DATE   |  |

| NASSAU COUNTY PROPERTY    |  |  |  |  |              |  |  |  |  |
|---------------------------|--|--|--|--|--------------|--|--|--|--|
| PAGE 1 of 1 4             |  |  |  |  |              |  |  |  |  |
| VALUATION SUMMARY         |  |  |  |  |              |  |  |  |  |
| VALUATION BY              |  |  |  |  | STANDARD     |  |  |  |  |
| Tax Group: 4              |  |  |  |  | Tax Dist:    |  |  |  |  |
| BUILDING MARKET VALUE     |  |  |  |  | 163,165      |  |  |  |  |
| TOTAL MARKET OB/XF VALUE  |  |  |  |  | 3,944        |  |  |  |  |
| TOTAL LAND VALUE - MARKET |  |  |  |  | 50,000       |  |  |  |  |
| TOTAL MARKET VALUE        |  |  |  |  | 217,109      |  |  |  |  |
| SOH/AGL Deduction         |  |  |  |  | 23,391       |  |  |  |  |
| ASSESSED VALUE            |  |  |  |  | 193,718      |  |  |  |  |
| TOTAL EXEMPTION VALUE     |  |  |  |  | HX HB 50,000 |  |  |  |  |
| BASE TAXABLE VALUE        |  |  |  |  | 143,718      |  |  |  |  |
| TOTAL JUST VALUE          |  |  |  |  | 217,109      |  |  |  |  |
| NCON VALUE                |  |  |  |  | 0            |  |  |  |  |
| INCOME VALUE              |  |  |  |  |              |  |  |  |  |
| PREVIOUS YEAR MKT VALUE   |  |  |  |  | 188,076      |  |  |  |  |

| PERMIT NUM | DESCRIPTION | AMT    | ISSUED     |
|------------|-------------|--------|------------|
| 18000634   | REPAIR/RRF  | 9,239  | 01/19/2018 |
| E974252    | NEW CONSTR  | 0      | 01/07/1998 |
| 974356     | NEW CONSTR  | 53,000 | 10/01/1997 |

| SALES DATA                     |           |              |        |        |           |               |  |
|--------------------------------|-----------|--------------|--------|--------|-----------|---------------|--|
| OFF RECORD<br>Number           | DATE      | TYPE<br>INST | Q<br>U | V<br>I | RSN<br>CD | SALE<br>PRICE |  |
| 2373/1597                      | 6/25/2020 | WD           | Q      | I      | 01        | 195,000       |  |
| GRANTOR: MCGEE PATRICIA G      |           |              |        |        |           |               |  |
| GRANTEE: DEANDA KATHERINE MA   |           |              |        |        |           |               |  |
| 1239/1134                      | 6/21/2004 | WD           | Q      | I      |           | 136,000       |  |
| GRANTOR: CHICK BENJAMIN L & AM |           |              |        |        |           |               |  |
| GRANTEE: MCGEE PATRICIA G      |           |              |        |        |           |               |  |

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

| BUILDING DIMENSIONS                                                                                                                                                        |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[YR=1998] W19 PT0=[YR=1998] N7 W14 S7 E14 \$ W14 N7 W12 S44 E12 FOP=[YR=1998] E4 N4 W4 S4 \$ N4 E4 S4 E2 S2 E7 N2 E1 BAS=[YR=1998] E19 N23 W19 S23 \$ N23 E19 N14 \$ . |  |  |  |  |  |  |  |  |  |  |  |  |  |  |