



| BUILDING CHARACTERISTICS |    |                |
|--------------------------|----|----------------|
| ELEMENT                  | CD | CONSTRUCTION   |
| Exterior Wall            | 20 | FACE BRICK 100 |
| Roof Structur            | 03 | GABLE/HIP 100  |
| Roof Cover               | 03 | COMP SHNGL 100 |
| Interior Wall            | 05 | DRYWALL 100    |
| Interior Floo            | 11 | CLAY TILE 50   |
| Interior Floo            | 13 | LVT/LAMMT 50   |
| Air Condition            | 03 | CENTRAL 100    |
| Heating Type             | 04 | AIR DUCTED 100 |
| Bedrooms                 |    | 3 100          |
| Bathrooms                |    | 2.5 100        |
| Frame                    | 02 | WOOD FRAME 100 |
| Stories                  |    | 1. 1. 100      |
| Units                    |    | 0 100          |
| BUD8 Adjustme            | 04 | DIST 01 100    |
| Occupancy                | 00 | NONE 100       |

|          |      |                  |
|----------|------|------------------|
| Quality  | 01   | Quality Level 01 |
| DOR CODE | 0100 | SINGLE FAMILY    |

|         |  |          |    |
|---------|--|----------|----|
| MAP NUM |  | MKT AREA | 04 |
|---------|--|----------|----|

|                  |         |
|------------------|---------|
| NEIGHBORHOOD/LOC | 4031.00 |
|------------------|---------|

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|--------------|----------------------|
| BAS       | 1,703            | 100         | 1,703        | 174,900              |
| FGR       | 585              | 55          | 322          | 33,069               |
| FOP       | 20               | 30          | 6            | 616                  |
| FOP       | 368              | 30          | 110          | 11,297               |
| STR       | 12               | 10          | 1            | 103                  |
| STR       | 16               | 10          | 2            | 205                  |

|        |       |  |       |         |
|--------|-------|--|-------|---------|
| TOTALS | 2,704 |  | 2,144 | 220,191 |
|--------|-------|--|-------|---------|

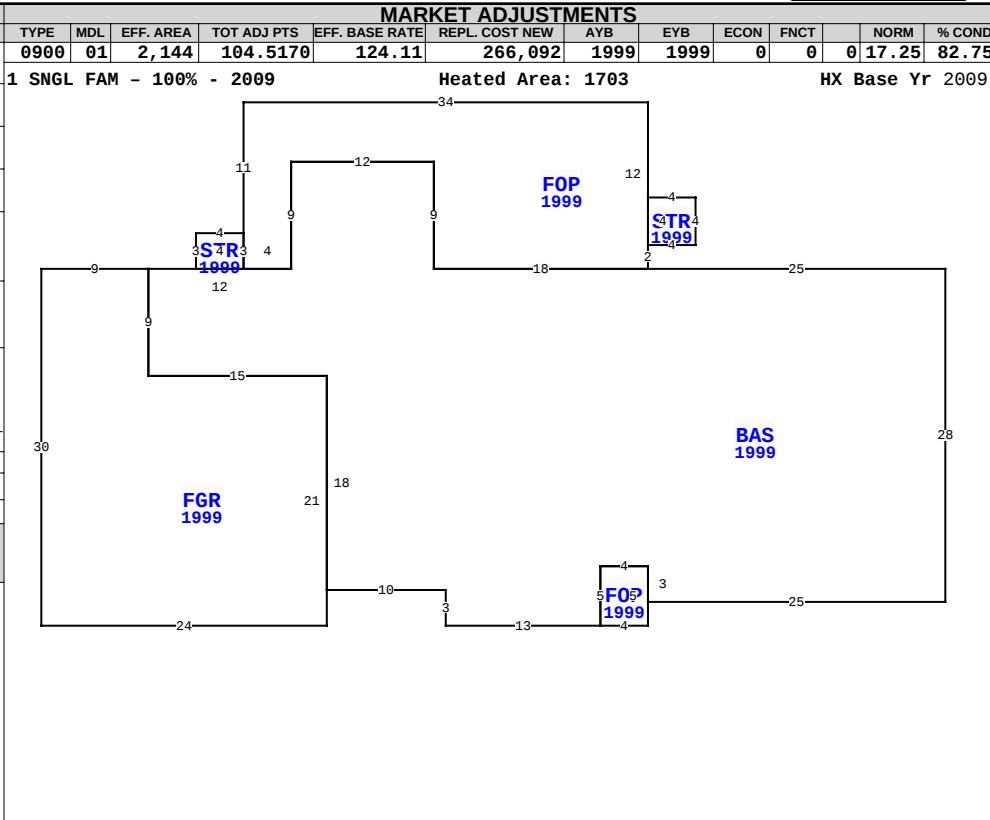
| EXTRA FEATURES |            |             |         |    |
|----------------|------------|-------------|---------|----|
| L N            | OB/XF CODE | DESCRIPTION | BLD CAP | UT |

|                |             |             |     |       |    |         |  |
|----------------|-------------|-------------|-----|-------|----|---------|--|
| TOTALS         | 2,704       |             |     | 2,144 |    | 220,191 |  |
| EXTRA FEATURES |             |             |     |       |    |         |  |
| L N            | OB/ XF CODE | DESCRIPTION | BLD | CAP   | L  | W       |  |
| 1              | 0510        | GARAGE WD - | 0   | 100   | 16 | 48      |  |
| 2              | 0812        | CONCRETE C  | 0   | 100   | 0  | 0       |  |
| 3              | 0866        | POOL FIBER  | 0   | 100   | 34 | 21      |  |
| 4              | 0810        | CONCRETE A  | 0   | 100   | 24 | 38      |  |
| 5              | 0810        | CONCRETE A  | 0   | 100   | 0  | 0       |  |
| 6              | 0845        | KOOL DECK   | 0   | 100   | 0  | 0       |  |
| 7              | 0756        | FEP         | 0   | 0     | 16 | 8       |  |
| 8              | 0756        | FEP         | 0   | 0     | 16 | 6       |  |
| 9              | 0300        | BOAT DCK W  | 0   | 100   | 0  | 0       |  |
| 10             | 0350        | CARPORT WD  | 0   | 100   | 30 | 14      |  |

| LAND DESCRIPTION |          |     | TOTAL OB/XF          |     |     |          |       |       |             |           |     |          |        |         |            |                | 87,207     |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|----------|--------|---------|------------|----------------|------------|
| 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 | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE |

|   |        |   |           |     |  |     |       |        |       |    |   |      |      |      |           |           |        |
|---|--------|---|-----------|-----|--|-----|-------|--------|-------|----|---|------|------|------|-----------|-----------|--------|
| 1 | 000130 | C | SFR WATER | 100 |  | RMH | 30.00 | 300.00 | 62.00 | FF | 5 | 1.07 | 1.00 | 0.43 | 2,700.00  | 1,155.60  | 71,647 |
| 2 | 000115 | C | SFR ACRES | 100 |  | RMH | 0.00  | 0.00   | 1.45  | AC |   | 1.00 | 1.00 | 0.75 | 80,000.00 | 60,000.00 | 87,000 |
|   |        |   |           |     |  |     |       |        |       |    |   |      |      |      |           |           |        |
|   |        |   |           |     |  |     |       |        |       |    |   |      |      |      |           |           |        |
|   |        |   |           |     |  |     |       |        |       |    |   |      |      |      |           |           |        |
|   |        |   |           |     |  |     |       |        |       |    |   |      |      |      |           |           |        |
|   |        |   |           |     |  |     |       |        |       |    |   |      |      |      |           |           |        |
|   |        |   |           |     |  |     |       |        |       |    |   |      |      |      |           |           |        |
|   |        |   |           |     |  |     |       |        |       |    |   |      |      |      |           |           |        |
|   |        |   |           |     |  |     |       |        |       |    |   |      |      |      |           |           |        |
|   |        |   |           |     |  |     |       |        |       |    |   |      |      |      |           |           |        |

|             |            |    |    |              |      |                   |         |         |   |               |   |         |         |                       |    |
|-------------|------------|----|----|--------------|------|-------------------|---------|---------|---|---------------|---|---------|---------|-----------------------|----|
| REVIEW DATE | 12/11/2017 | BY | KW | Total Acres: | 1.45 | Total Land Value: | 158,647 | Market: | 0 | Agricultural: | 0 | Common: | 158,647 | PRINTED 08/02/2023 BY | SY |
|-------------|------------|----|----|--------------|------|-------------------|---------|---------|---|---------------|---|---------|---------|-----------------------|----|



|          |  |           |            |
|----------|--|-----------|------------|
| BLD DATE |  | LGL DATE  |            |
| XF DATE  |  | LAND DATE | 06/20/2023 |
| INC DATE |  | AG DATE   | MLU        |

96330 MARANATHA RD, YULEE

| UNITS    | UT | Adj R | ADJ UNIT PRICE | COND | YEAR ON | YEAR ACTUAL | Q | % COND | OB/XF MKT VALUE | NOTES |
|----------|----|-------|----------------|------|---------|-------------|---|--------|-----------------|-------|
| 768.00   | SF | 26.25 | 26.25          | 100  | 2010    | 2010        | 3 | 64     | 12,902          |       |
| 1,148.00 | SF | 4.00  | 4.00           | 100  | 1980    | 1980        | 3 | 35     | 1,607           |       |
| 714.00   | SF | 72.00 | 72.00          | 100  | 1980    | 1980        | 3 | 20     | 10,282          |       |
| 912.00   | SF | 6.50  | 6.50           | 100  | 1985    | 1985        | 3 | 49.5   | 2,934           |       |
| 144.00   | SF | 6.50  | 6.50           | 100  | 1985    | 1985        | 3 | 49.5   | 463             |       |
| 1,358.00 | SF | 7.25  | 7.25           | 100  | 1999    | 1999        | 3 | 79     | 7,778           |       |
| 128.00   | SF | 27.00 | 27.00          | 100  | 2017    | 2017        | 3 | 82     | 2,834           |       |
| 96.00    | SF | 27.00 | 27.00          | 100  | 2017    | 2017        | 3 | 82     | 2,125           |       |
| 1,472.00 | SF | 40.00 | 40.00          | 100  | 2012    | 2012        | 3 | 71     | 41,805          |       |
| 420.00   | SF | 13.00 | 13.00          | 100  | 2017    | 2017        | 3 | 82     | 4,477           |       |

| LAND DESCRIPTION |          |     | TOTAL OB/XF          |     |     |          |       |       |             |           |     |          |        |         |            |                | 87,207     |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|----------|--------|---------|------------|----------------|------------|
| 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 | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE |

|   |        |   |           |     |  |     |       |        |       |    |   |      |      |      |           |           |        |
|---|--------|---|-----------|-----|--|-----|-------|--------|-------|----|---|------|------|------|-----------|-----------|--------|
| 1 | 000130 | C | SFR WATER | 100 |  | RMH | 30.00 | 300.00 | 62.00 | FF | 5 | 1.07 | 1.00 | 0.43 | 2,700.00  | 1,155.60  | 71,647 |
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|   |        |   |           |     |  |     |       |        |       |    |   |      |      |      |           |           |        |
|   |        |   |           |     |  |     |       |        |       |    |   |      |      |      |           |           |        |
|   |        |   |           |     |  |     |       |        |       |    |   |      |      |      |           |           |        |
|   |        |   |           |     |  |     |       |        |       |    |   |      |      |      |           |           |        |
|   |        |   |           |     |  |     |       |        |       |    |   |      |      |      |           |           |        |
|   |        |   |           |     |  |     |       |        |       |    |   |      |      |      |           |           |        |
|   |        |   |           |     |  |     |       |        |       |    |   |      |      |      |           |           |        |
|   |        |   |           |     |  |     |       |        |       |    |   |      |      |      |           |           |        |
|   |        |   |           |     |  |     |       |        |       |    |   |      |      |      |           |           |        |

|             |            |    |    |              |      |                   |         |         |   |               |   |         |         |                       |    |
|-------------|------------|----|----|--------------|------|-------------------|---------|---------|---|---------------|---|---------|---------|-----------------------|----|
| REVIEW DATE | 12/11/2017 | BY | KW | Total Acres: | 1.45 | Total Land Value: | 158,647 | Market: | 0 | Agricultural: | 0 | Common: | 158,647 | PRINTED 08/02/2023 BY | SY |
|-------------|------------|----|----|--------------|------|-------------------|---------|---------|---|---------------|---|---------|---------|-----------------------|----|

| NASSAU COUNTY PROPERTY |  |  |  |  |  |  |  |  |  | PAGE 1 of 2 |  | 4 |
|------------------------|--|--|--|--|--|--|--|--|--|-------------|--|---|
| VALUATION SUMMARY      |  |  |  |  |  |  |  |  |  |             |  |   |

|                           |              |  |           |  |          |  |  |
|---------------------------|--------------|--|-----------|--|----------|--|--|
| VALUATION BY              | Tax Group: 4 |  | Tax Dist: |  | STANDARD |  |  |
| BUILDING MARKET VALUE     | 220,191      |  |           |  |          |  |  |
| TOTAL MARKET OB/XF VALUE  | 90,147       |  |           |  |          |  |  |
| TOTAL LAND VALUE - MARKET | 158,647      |  |           |  |          |  |  |
| TOTAL MARKET VALUE        | 468,985      |  |           |  |          |  |  |
| SOH/AGL Deduction         | 208,926      |  |           |  |          |  |  |
| ASSESSED VALUE            | 260,059      |  |           |  |          |  |  |
| TOTAL EXEMPTION VALUE     | 50,000       |  | HX HB     |  |          |  |  |
| BASE TAXABLE VALUE        | 210,059      |  |           |  |          |  |  |
| TOTAL JUST VALUE          | 468,985      |  |           |  |          |  |  |
| NCON VALUE                | 0            |  |           |  |          |  |  |
| INCOME VALUE              |              |  |           |  |          |  |  |
| PREVIOUS YEAR MKT VALUE   | 363,716      |  |           |  |          |  |  |

|            |             |        |            |
|------------|-------------|--------|------------|
| PERMIT NUM | DESCRIPTION | AMT    | ISSUED     |
| 982796     | H/AC        | 0      | 05/01/1998 |
| 974467     | NEW CONSTR  | 70,517 | 11/01/1997 |

| PERMIT NUM | DESCRIPTION | AMT    | ISSUED     |
|------------|-------------|--------|------------|
| 982796     | H/AC        | 0      | 05/01/1998 |
| 974467     | NEW CONSTR  | 70,517 | 11/01/1997 |
|            |             |        |            |
|            |             |        |            |
|            |             |        |            |
|            |             |        |            |

|                              |
|------------------------------|
| GRANTOR: BROWNING STACEY     |
| GRANTEE: BROWNING HARRY L SR |

| OFF RECORD<br>Number | DATE      | FILE<br>INST | Q<br>U | V<br>I | REN<br>CD | SALE<br>PRICE |
|----------------------|-----------|--------------|--------|--------|-----------|---------------|
| 1657/0542            | 2/29/2008 | WD           | U      | I      | 07        | 100           |

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

| BUILDING DIMENSIONS |  |  |  |  |  |  |
|---------------------|--|--|--|--|--|--|
|---------------------|--|--|--|--|--|--|

BAS=[YR=1999] W25 FOP=[YR=1999] N2 STR=[YR=1999] E4 N4 W4 S4 \$ N12 W34 S11 STR=[YR=1999] W4 S3 E4 N3 \$ S3 E4 N9 E12 S9 E18 \$ W18 N9 W12 S9 W12 FGR=[YR=1999] W9 S30 E24 N21 W15 N9 \$ S9 E15 S18 E10 S3 E13 FOP=[YR=1999] E4 N5 W4 S5 \$ N5 E4 S3 E25 N28 \$ .

[illegible]