



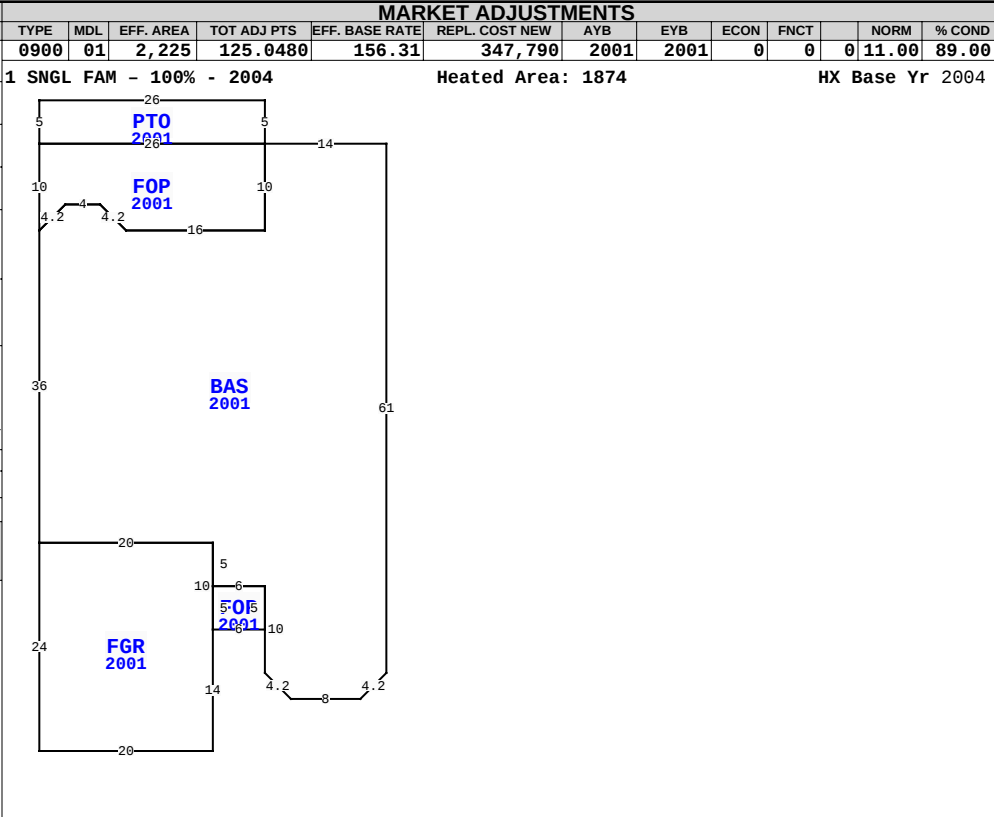
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 70
Exterior Wall	23	REINF CONC 30
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 70
Interior Floor	15	HARDTILE 30
Air Condition	03	CENTRAL 100
Heating Type	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 01
NEIGHBORHOOD/LOC	1081.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,874	100	1,874	260,703
FGR	480	55	264	36,727
FOP	30	30	9	1,252
FOP	239	30	72	10,016
PTO	130	5	6	835

TOTALS	2,753		2,225	309,533
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	
2	1126	CB/STC 8"	0 100	8	5	40.00	SF	8.00	
3	0810	CONCRETE A	0 100	26	4	104.00	SF	6.50	
4	0810	CONCRETE A	0 100	41	16	656.00	SF	6.50	
5	0810	CONCRETE A	0 100	6	3	18.00	SF	6.50	
6	1242	WD DECK A	0 100	4	4	16.00	SF	15.00	
7	1242	WD DECK A	0 100	4	4	16.00	SF	10.00	
8	0810	CONCRETE A	0 100	133	2	266.00	SF	6.50	



400 GEORGIA AVE, FERNANDINA BEACH	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

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	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	2001	2001	3	85	2,975	
2	1126	CB/STC 8"	0 100	8	5	40.00	SF	8.00	8.00	100	2001	2001	3	80	256	
3	0810	CONCRETE A	0 100	26	4	104.00	SF	6.50	6.50	100	2001	2001	3	80	541	
4	0810	CONCRETE A	0 100	41	16	656.00	SF	6.50	6.50	100	2001	2001	3	80	3,411	
5	0810	CONCRETE A	0 100	6	3	18.00	SF	6.50	6.50	100	2001	2001	3	80	94	
6	1242	WD DECK A	0 100	4	4	16.00	SF	15.00	15.00	100	2001	2001	3	20	48	
7	1242	WD DECK A	0 100	4	4	16.00	SF	10.00	10.00	100	2001	2001	3	20	32	
8	0810	CONCRETE A	0 100	133	2	266.00	SF	6.50	6.50	100	2003	2003	3	83	1,435	

LAND DESCRIPTION										TOTAL OB/XF 8,792						
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

1	000100	C	SFR	100	0003	R-1	0.00	0.00	1.00	LT		1.00	1.00	1.10	185,000.00	203,500.00

NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		309,533	
TOTAL MARKET OB/XF VALUE		8,792	
TOTAL LAND VALUE - MARKET		203,500	
TOTAL MARKET VALUE		521,825	
SOH/AGL Deduction		246,618	
ASSESSED VALUE		275,207	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		225,207	
TOTAL JUST VALUE		521,825	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		508,149	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20101579	H/AC	3,000	09/15/2010
20090182	HURRICANE SHUTTER	4,883	02/10/2009
20012441	FENCE	2,000	11/06/2001
20013481	FENCE	780	07/16/2000
20012635	NEW CONSTR	180,000	04/04/2000

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1144/1490	6/12/2003	WD	Q	I		272,000	
GRANTOR: JOST GARY R TRUSTEE							
GRANTEE: MORRIS MARK S & DAR							
0990/1920	6/08/2001	WD	Q	I		229,900	
GRANTOR: MOORE ROBERT G & SAND							
GRANTEE: JOST GARY R & GEORG							

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[YR=2001] W14 PTO=[YR=2001] N5 W26 S5 FOP=[YR=2001] S10 R3 U3 E4 R3 D3 E16 N10 W26 \$ E26 \$ S10 W16 U3 L3 W4 L3 D3 S36 FGR=[YR=2001] S24 E20 N14 FOP=[YR=2001] E6 N5 W6 S5 \$ N10W20 \$ E20 S5 E6 S10 D3 R3 E8 U3 R3 N61 \$.									