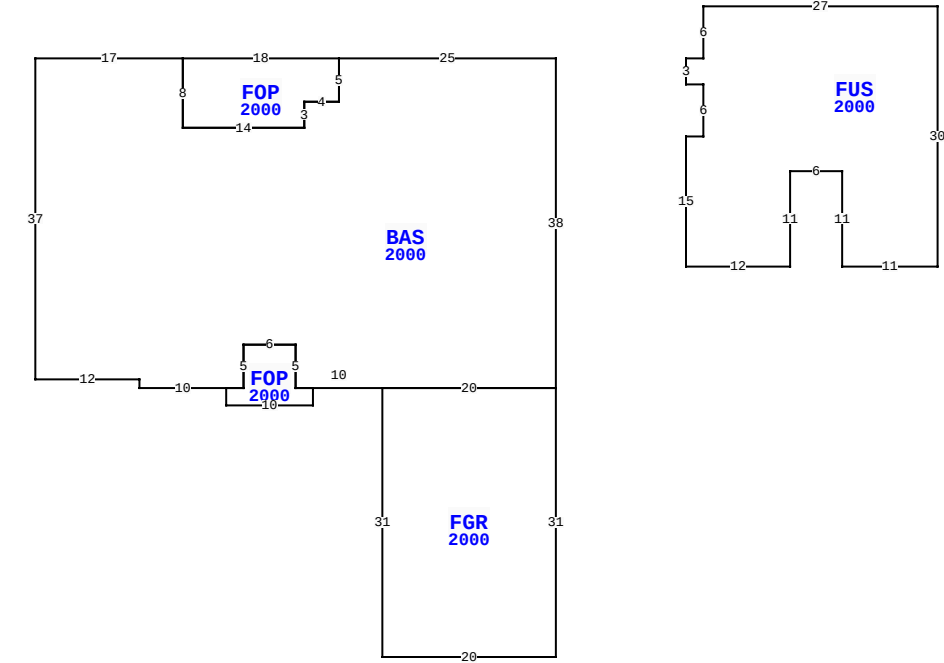
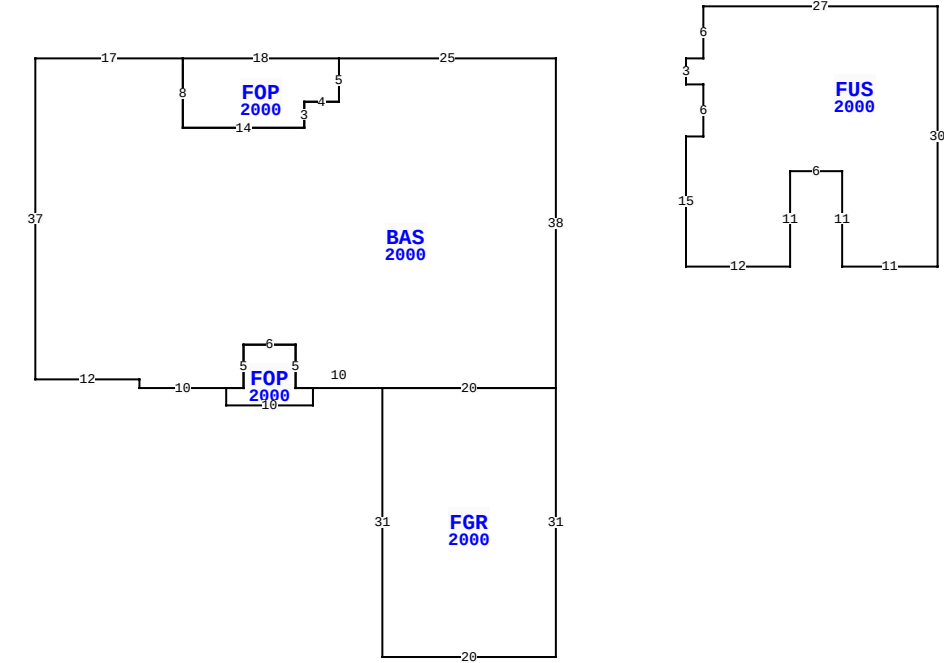


MUELLER STEVEN MCDILL & JEAN ANN
2738 JEAN LAFITTE DRIVE
FERNANDINA BEACH, FL 32034

00-00-31-1676-0023-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										WASCO COUNTY PROPERTY										2									
ELEMENT	CD	CONSTRUCTION			TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																					
Exterior Wall	16	WD FR STUC	80		0500	01	3,282	115.7728		173.66			569,952	2000	2000	0	0	0	11.50	88.50	VALUATION BY					STANDARD													
Exterior Wall	23	REINF CONC	20		1 SFR CUST - 100% - 0					Heated Area: 2886					HX Base Yr					Tax Group: 2					Tax Dist:														
Roof Structur	08	IRREGULAR	100												BUILDING MARKET VALUE					504,408					TOTAL MARKET OB/XF VALUE					22,371									
Roof Cover	03	COMP SHNGL	100																	TOTAL LAND VALUE - MARKET					225,000														
Interior Wall	05	DRYWALL	100																	TOTAL MARKET VALUE					751,779														
Interior Floo	12	HARDWOOD	60																	SOH/AGL Deduction					346,785														
Interior Floo	14	CARPET	40																	ASSESSED VALUE					404,994														
Air Condition	03	CENTRAL	100																	TOTAL EXEMPTION VALUE					50,000														
Heating Type	04	AIR DUCTED	100																	BASE TAXABLE VALUE					354,994														
Bedrooms	4	100																		TOTAL JUST VALUE					751,779														
Bathrooms	3	100																		NCON VALUE					0														
Frame	02	WOOD FRAME	100												INCOME VALUE					PREVIOUS YEAR MKT VALUE																			

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