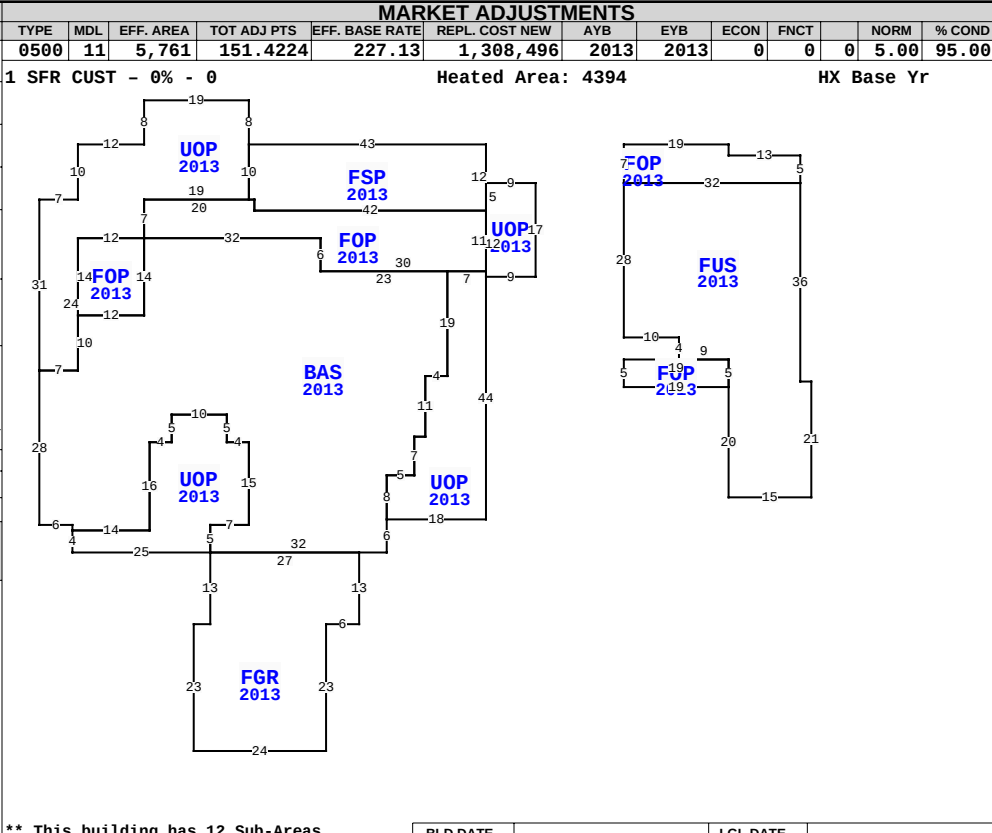




| BUILDING CHARACTERISTICS |    |                |
|--------------------------|----|----------------|
| ELEMENT                  | CD | CONSTRUCTION   |
| Exterior Wall            | 16 | WD FR STUC 100 |
| Roof Structur            | 08 | IRREGULAR 100  |
| Roof Cover               | 07 | CONC TILE 100  |
| Interior Wall            | 05 | DRYWALL 90     |
| Interior Wall            | 06 | CUST PANEL 10  |
| Interior Floo            | 02 | HARDWOOD 70    |
| Interior Floo            | 13 | LVT/LAMNT 30   |
| Air Condition            | 03 | CENTRAL 100    |
| Heating Type             | 04 | AIR DUCTED 100 |
| Bedrooms                 |    | 3 100          |
| Bathrooms                |    | 3.5 100        |
| Frame                    | 02 | WOOD FRAME 100 |
| Stories                  | 2. | 2. 100         |
| Units                    |    | 0 100          |
| BUD8 Adjustme            | 05 | DIST 1A 100    |

|                  |          |                  |
|------------------|----------|------------------|
| Quality          | 05       | Quality Level 05 |
| DOR CODE         | 0100     | SINGLE FAMILY    |
| MAP NUM          |          | MKT AREA 10      |
| NEIGHBORHOOD/LOC | 10001.00 |                  |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|--------------|----------------------|
| BAS       | 3,043            | 100         | 3,043        | 656,599              |
| FGR       | 903              | 55          | 497          | 107,240              |
| FOP       | 95               | 30          | 28           | 6,042                |
| FOP       | 168              | 30          | 50           | 10,789               |
| FOP       | 198              | 30          | 59           | 12,731               |
| FOP       | 530              | 30          | 159          | 34,308               |
| FSP       | 514              | 40          | 206          | 44,450               |
| FUS       | 1,351            | 100         | 1,351        | 291,510              |
| UOP       | 153              | 20          | 31           | 6,689                |
| UOP       | 431              | 20          | 86           | 18,556               |
| TOTALS    | 8,638            |             | 5,761        | 1,243,071            |



\*\* This building has 12 Sub-Areas

28 BEACH WALKER RD, FERNANDINA BEACH

|          |  |           |            |
|----------|--|-----------|------------|
| BLD DATE |  | LGL DATE  |            |
| XF DATE  |  | LAND DATE | 05/07/2024 |
| INC DATE |  | AG DATE   | MLU        |

| 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   | 0855       | CONC PAVER  | 0   | 0   | 0 | 0 | 2,290.00 | SF | 7.00      | 7.00           | 100       | 2013    | 2013        | 3 | 94     | 15,068          |       |
| 2   | 0504       | FP-ELECTRI  | 0   | 0   | 0 | 0 | 1.00     | UT | 2,000.00  | 2,000.00       | 100       | 2013    | 2013        | 3 | 96     | 1,920           |       |
| 3   | 0410       | ELEVATOR    | 0   | 0   | 0 | 0 | 1.00     | UT | 10,000.00 | 10,000.00      | 100       | 2013    | 2013        | 3 | 100    | 10,000          |       |
| 4   | 0861       | POOL GUNIT  | 0   | 0   | 0 | 0 | 200.00   | SF | 85.00     | 85.00          | 100       | 2013    | 2013        | 3 | 71     | 12,070          |       |
| 5   | 0600       | SUMMER KIT  | 0   | 0   | 0 | 0 | 1.00     | UT | 5,000.00  | 5,000.00       | 100       | 2013    | 2013        | 3 | 60     | 3,000           |       |
| 6   | 0504       | FP-ELECTRI  | 0   | 0   | 0 | 0 | 1.00     | UT | 2,000.00  | 2,000.00       | 100       | 2013    | 2013        | 3 | 96     | 1,920           |       |

| LAND DESCRIPTION |          |     |                      |     |     |          |       |       |             | TOTAL OB/XF |     |           |        |         |            |                |            |  |  | 43,978 |  |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-------------|-----|-----------|--------|---------|------------|----------------|------------|--|--|--------|--|
| L N              | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE   | D T | DPHT FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE |  |  |        |  |
| 1                | 000140   | C   | SFR GOLF A           | 0   |     | RSF-1    | 0.00  | 0.00  | 1.00        | LT          |     | 1.00      | 1.00   | 1.00    | 650,000.00 | 650,000.00     | 650,000.00 |  |  |        |  |
|                  |          |     |                      |     |     |          |       |       |             |             |     |           |        |         |            |                |            |  |  |        |  |
|                  |          |     |                      |     |     |          |       |       |             |             |     |           |        |         |            |                |            |  |  |        |  |
|                  |          |     |                      |     |     |          |       |       |             |             |     |           |        |         |            |                |            |  |  |        |  |
|                  |          |     |                      |     |     |          |       |       |             |             |     |           |        |         |            |                |            |  |  |        |  |
|                  |          |     |                      |     |     |          |       |       |             |             |     |           |        |         |            |                |            |  |  |        |  |
|                  |          |     |                      |     |     |          |       |       |             |             |     |           |        |         |            |                |            |  |  |        |  |

| NASSAU COUNTY PROPERTY    |  | PAGE 1 of 1 | 5 |
|---------------------------|--|-------------|---|
| VALUATION SUMMARY         |  |             |   |
| VALUATION BY              |  | STANDARD    |   |
| Tax Group: 5              |  | Tax Dist:   |   |
| BUILDING MARKET VALUE     |  | 1, 243, 071 |   |
| TOTAL MARKET OB/XF VALUE  |  | 43, 978     |   |
| TOTAL LAND VALUE - MARKET |  | 650, 000    |   |
| TOTAL MARKET VALUE        |  | 1, 937, 049 |   |
| SOH/AGL Deduction         |  | 413, 742    |   |
| ASSESSED VALUE            |  | 1, 523, 307 |   |
| TOTAL EXEMPTION VALUE     |  | 0           |   |
| BASE TAXABLE VALUE        |  | 1, 523, 307 |   |
| TOTAL JUST VALUE          |  | 1, 937, 049 |   |
| NCON VALUE                |  | 0           |   |
| INCOME VALUE              |  |             |   |
| PREVIOUS YEAR MKT VALUE   |  | 1, 832, 238 |   |

| PERMIT NUM | DESCRIPTION | AMT    | ISSUED     |
|------------|-------------|--------|------------|
| B1225848   | CO ISSUED   | 0      | 05/23/2013 |
| R1313474   | ROOF        | 16,000 | 05/01/2013 |
| B1226290   | POOL        | 35,000 | 08/01/2012 |
| M1217516   | H/AC        | 0      | 08/01/2012 |
| E25007     | ELEC OTHER  | 0      | 05/01/2012 |
| P15874     | NEW CONSTR  | 0      | 05/01/2012 |

| SALES DATA                     |            |           |     |     |        |            |  |  |  |
|--------------------------------|------------|-----------|-----|-----|--------|------------|--|--|--|
| OFF RECORD Number              | DATE       | TYPE INST | Q U | V I | RSN CD | SALE PRICE |  |  |  |
| 2387/0207                      | 8/20/2020  | QC U      | I   | 11  |        | 100        |  |  |  |
| GRANTOR: HAMMETT MARY J REVOKA |            |           |     |     |        |            |  |  |  |
| GRANTEE: HAMMETT RICHARD M &   |            |           |     |     |        |            |  |  |  |
| 1715/1790                      | 12/07/2010 | WD U      | I   | 30  |        | 100        |  |  |  |
| GRANTOR: HAMMETT RICHARD M & M |            |           |     |     |        |            |  |  |  |
| GRANTEE: HAMMETT MARY J & RI   |            |           |     |     |        |            |  |  |  |

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

| BUILDING DIMENSIONS                                             |  |  |  |  |  |  |  |  |  |
|-----------------------------------------------------------------|--|--|--|--|--|--|--|--|--|
| FSP=[YR=2013] W43 UOP=[YR=2013] N8 W19 S8 W12 S10 W7 S31        |  |  |  |  |  |  |  |  |  |
| BAS=[YR=2013] S28 E6 S1 UOP=[YR=2013] S4 E25 N5 E7 N15 W4 N5    |  |  |  |  |  |  |  |  |  |
| W10 S5 W4 S16 W14\$ E14 N16 E4 N5 E10 S5 E4 S15 W7 S5           |  |  |  |  |  |  |  |  |  |
| FGR=[YR=2013] S13 W3 S23 E24 N23 E6 N13 W27\$ E32 N6            |  |  |  |  |  |  |  |  |  |
| UOP=[YR=2013] E18 N44 UOP=[YR=2013] E9 N17 W9 S5                |  |  |  |  |  |  |  |  |  |
| FOP=[YR=2013] W42 N2 W20 S7 E32 S6 E30 N11\$ S12\$ N1 W7 S19 W4 |  |  |  |  |  |  |  |  |  |
| S11 W2 S7 W5 S8\$ N8 E5 N7 E2 N11 E4 N19 W23 N6 W32             |  |  |  |  |  |  |  |  |  |
| FOP=[YR=2013] W12 S14 E12 N14\$ S14 W12 S10 W7\$ E7 N24 E12 N7  |  |  |  |  |  |  |  |  |  |
| E19 N10\$ S10 E1 S2 E42 N12\$ PTR=E25 FOP=[YR=2013] E19 S2 E13  |  |  |  |  |  |  |  |  |  |
| S5 FUS=[YR=2013] S36 E2 S21 W15 N20 FOP=[YR=2013] W19 N5 E19    |  |  |  |  |  |  |  |  |  |
| S5\$ N5 W9 N4 W10 N28 E32\$ W32 N7\$ W25\$.                     |  |  |  |  |  |  |  |  |  |