



| BUILDING CHARACTERISTICS |    |                |
|--------------------------|----|----------------|
| ELEMENT                  | CD | CONSTRUCTION   |
| Exterior Wall            | 10 | ABOVE AVG 60   |
| Exterior Wall            | 12 | CEDAR 40       |
| Roof Structure           | 08 | IRREGULAR 100  |
| Roof Cover               | 03 | COMP SHNGL 100 |
| Interior Wall            | 05 | DRYWALL 100    |
| Interior Floor           | 14 | CARPET 70      |
| Interior Floor           | 12 | HARDWOOD 30    |
| Air Condition            | 03 | CENTRAL 100    |
| Heating Type             | 04 | AIR DUCTED 100 |
| Bedrooms                 | 3  | 100            |
| Bathrooms                | 4  | 100            |
| Frame                    | 02 | WOOD FRAME 100 |
| Stories                  | 2. | 2. 100         |
| Units                    | 0  | 100            |
| Occupancy                | 00 | NONE 100       |

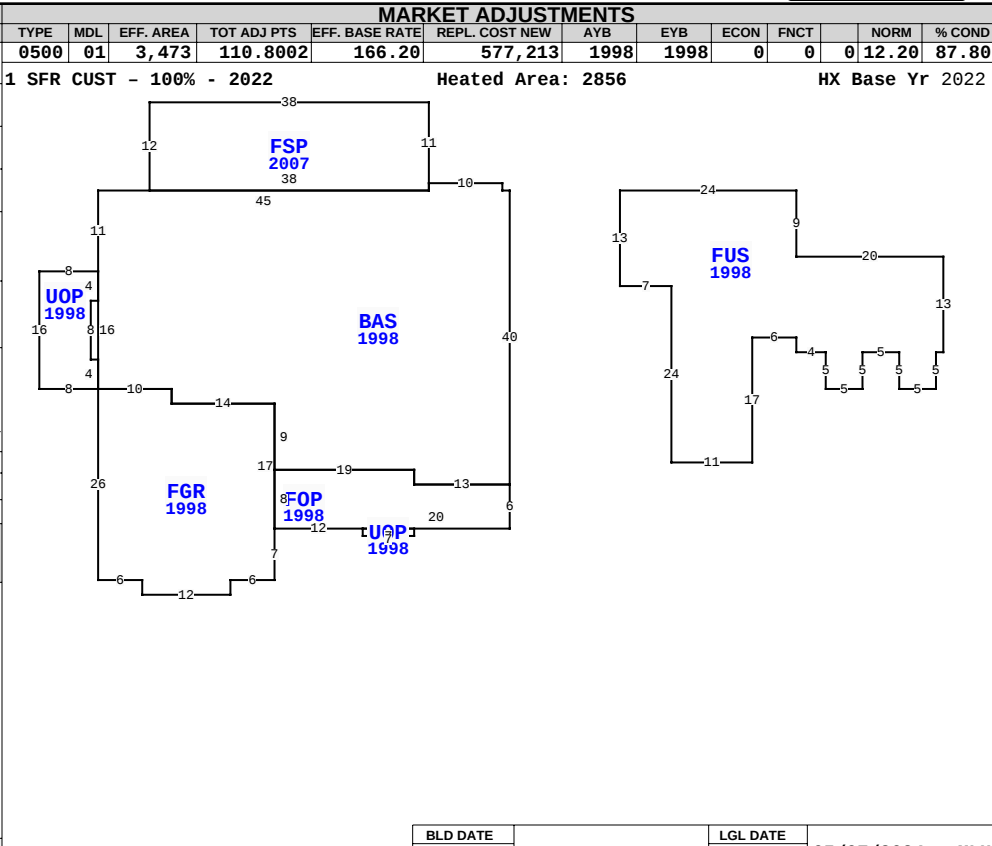
|          |      |                  |
|----------|------|------------------|
| Quality  | 04   | Quality Level 04 |
| DOR CODE | 0100 | SINGLE FAMILY    |

|                  |          |          |    |
|------------------|----------|----------|----|
| MAP NUM          |          | MKT AREA | 10 |
| NEIGHBORHOOD/LOC | 10001.00 |          |    |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|--------------|----------------------|
| BAS       | 1,928            | 100         | 1,928        | 281,341              |
| FGR       | 620              | 55          | 341          | 49,760               |
| FOP       | 230              | 30          | 69           | 10,069               |
| FSP       | 456              | 40          | 182          | 26,558               |
| FUS       | 928              | 100         | 928          | 135,417              |
| UOP       | 7                | 20          | 1            | 146                  |
| UOP       | 120              | 20          | 24           | 3,502                |
| TOTALS    | 4,289            |             | 3,473        | 506,793              |

| EXTRA FEATURES |            |             |         |   |   |          |    |          |                |           |         |
|----------------|------------|-------------|---------|---|---|----------|----|----------|----------------|-----------|---------|
| L N            | OB/XF CODE | DESCRIPTION | BLD CAP | L | W | UNITS    | UT | Adj R    | ADJ UNIT PRICE | ORIG COND | YEAR ON |
| 1              | 0504       | FP-ELECTRI  | 0 100   | 0 | 0 | 1.00     | UT | 2,000.00 | 2,000.00       | 100       | 1998    |
| 2              | 0855       | CONC PAVER  | 0 100   | 0 | 0 | 1,601.00 | SF | 10.00    | 10.00          | 100       | 2018    |
| 3              | 0855       | CONC PAVER  | 0 100   | 0 | 0 | 148.00   | SF | 10.00    | 10.00          | 100       | 2018    |
| 4              | 0825       | BRICK       | 0 100   | 7 | 3 | 21.00    | SF | 12.50    | 12.50          | 100       | 1998    |

| LAND DESCRIPTION |          |     |                      |     |     |          |       |       |             |           |      |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|------|
| L N              | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T  |
| 1                | 000140   | C   | SFR GOLF A           | 100 |     | RSF-1    | 0.00  | 0.00  | 1.00        | LT        | 1.00 |



|                                   |          |           |            |     |
|-----------------------------------|----------|-----------|------------|-----|
| 69 SEA MARSH RD, FERNANDINA BEACH | BLD DATE | LGL DATE  | 05/07/2024 | MLU |
|                                   | XF DATE  | LAND DATE |            |     |
|                                   | INC DATE | AG DATE   |            |     |

| NASSAU COUNTY PROPERTY    |  | PAGE 1 of 1 | 5      |
|---------------------------|--|-------------|--------|
| VALUATION SUMMARY         |  |             |        |
| VALUATION BY              |  | STANDARD    |        |
| Tax Group: 5              |  | Tax Dist:   |        |
| BUILDING MARKET VALUE     |  | 506,793     |        |
| TOTAL MARKET OB/XF VALUE  |  | 18,830      |        |
| TOTAL LAND VALUE - MARKET |  | 650,000     |        |
| TOTAL MARKET VALUE        |  | 1,175,623   |        |
| SOH/AGL Deduction         |  | 363,152     |        |
| ASSESSED VALUE            |  | 812,471     |        |
| TOTAL EXEMPTION VALUE     |  | HX HB       | 50,000 |
| BASE TAXABLE VALUE        |  | 762,471     |        |
| TOTAL JUST VALUE          |  | 1,175,623   |        |
| NCON VALUE                |  | 0           |        |
| INCOME VALUE              |  |             |        |
| PREVIOUS YEAR MKT VALUE   |  | 1,103,239   |        |

| PERMIT NUM | DESCRIPTION | AMT     | ISSUED     |
|------------|-------------|---------|------------|
| B17816     | ADDITION    | 5,000   | 10/31/2006 |
| R09335     | REPAIR/RRF  | 1,200   | 05/01/2006 |
| B9704554   | NEW CONSTR  | 158,000 | 01/01/1998 |

| SALES DATA                     |           |           |     |     |        |
|--------------------------------|-----------|-----------|-----|-----|--------|
| OFF RECORD Number              | DATE      | TYPE INST | Q U | V I | RSN CD |
| 2474/1873                      | 6/25/2021 | WD Q      | I   | 02  |        |
| GRANTOR: WEEMAN FREDERICK G &  |           |           |     |     |        |
| GRANTEE: TUMLIN RICHARD H &    |           |           |     |     |        |
| 2049/0391                      | 5/27/2016 | WD Q      | I   | 01  |        |
| GRANTOR: STORMOEN ROBERT R & B |           |           |     |     |        |
| GRANTEE: WEEMAN FREDERICK G    |           |           |     |     |        |

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

| BUILDING DIMENSIONS                                                                                                                                                                                                                                                                                                                                                                     |  |  |  |  |  |  |  |  |  |  |  |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[YR=1998] W1 N1 W10 FSP=[YR=2007] N11 W38 S12 E38 N1 \$ S1 W45 S11 UOP=[YR=1998] W8 S16 E8 FGR=[YR=1998] S26 E6 S2 E12 N2 E6 N7 FOP=[YR=1998] E12 UOP=[YR=1998] S1 E7 N1 W7 \$ E20 N6 W13 N2 W19 S8 \$ N17 W14 N2 W10 \$ N4W1 N8 E1 N4 \$ S16 E10 S2 E14 S9 E19 S2 E13 N40 \$ PTR= E15 FUS=[YR=1998] E24 S9 E20 S13 W1 S5 W5 N5 W5 S5 W5 N5 W4 N2 W6 S17 W11 N24 W7 N13 \$ W15 \$ . |  |  |  |  |  |  |  |  |  |  |  |