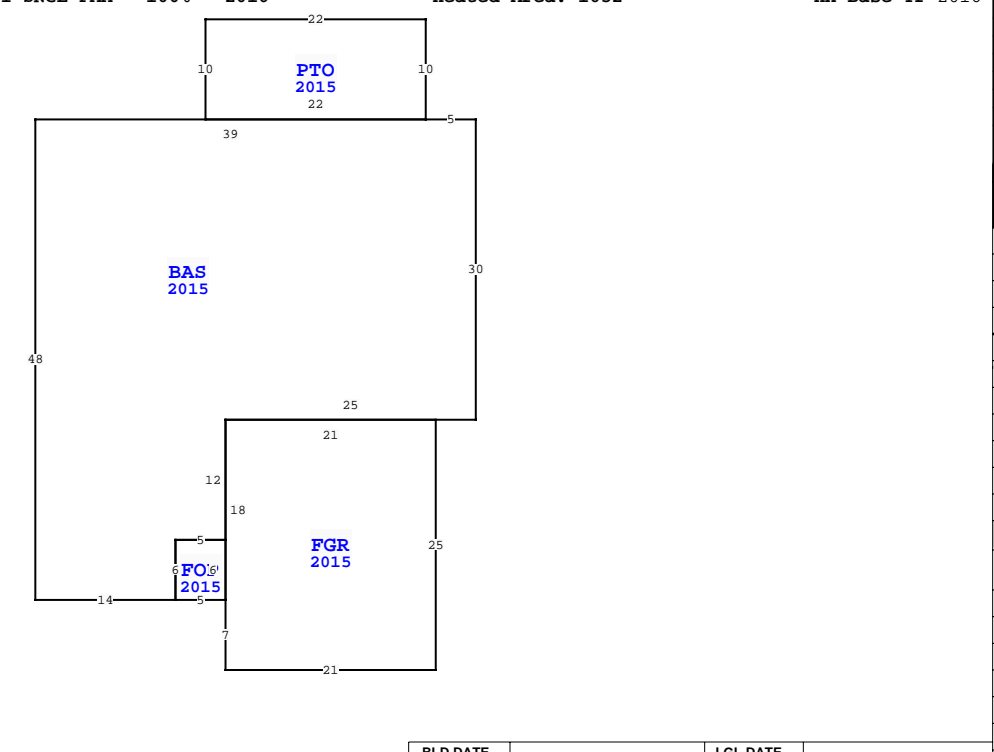


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	20 FACE BRICK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	13 LVT/LAMMT 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	03 MASONRY 100
Stories	1. 1. 100
Units	0 100
Occupancy	00 NONE 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0900	01	1,941	108.7800	135.98	263,937	2015	2015	0	0	0	6.00	94.00



Quality	03 Quality Level 03			
DOR CODE	0100 SINGLE FAMILY			
MAP NUM	MKT AREA 08			
NEIGHBORHOOD/LOC	8124.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,632	100	1,632	208,604
FGR	525	55	289	36,940
FOP	30	30	9	1,151
PTO	220	5	11	1,406
TOTALS	2,407		1,941	248,101

51026 BLOOMINGTON WAY, CALLAHAN

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

EXTRA FEATURES																
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	0810	CONCRETE A	0	100	0	0			6.50	100	2015	2015	3	95	8,929	

TOTAL OB/XF 8,929

LAND DESCRIPTION													TOTAL OB/XF											
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	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100		OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							

NASSAU COUNTY PROPERTY			PAGE 1 of 1	6
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 6	Tax Dist:			
BUILDING MARKET VALUE	248,101			
TOTAL MARKET OB/XF VALUE	8,929			
TOTAL LAND VALUE - MARKET	60,000			
TOTAL MARKET VALUE	317,030			
SOH/AGL Deduction	127,755			
ASSESSED VALUE	189,275			
TOTAL EXEMPTION VALUE	50,000		HX HB	
BASE TAXABLE VALUE	139,275			
TOTAL JUST VALUE	317,030			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	306,597			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1531062	CO ISSUED	0	11/01/2015
B1531062	NEW CONSTR	202,681	09/01/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2015/0723	11/20/2015	WD Q	Q	I	01	190,000
GRANTOR: KENNETH L GREENE CONT						
GRANTEE: HANCOCK JORDAN C &						
2015/0720	11/20/2015	WD U	U	I	11	100
GRANTOR: PRESERVE FLORIDAS WET						
GRANTEE: KENNETH L GREENE CO						

BUILDING NOTES

BUILDING DIMENSIONS
 BAS=[YR=2015] W5 PTO=[YR=2015] N10 W22 S10 E22\$ W39 S48 E14
 FOP=[YR=2015] E5 FGR=[YR=2015] S7 E21 N25 W21 S18\$ N6 W5 S6\$
 N6 E5 N12 E25 N30\$.