



| BUILDING CHARACTERISTICS |    |                |
|--------------------------|----|----------------|
| ELEMENT                  | CD | CONSTRUCTION   |
| Exterior Wall            | 05 | AVERAGE 100    |
| Roof Structur            | 03 | GABLE/HIP 100  |
| Roof Cover               | 03 | COMP SHNGL 100 |
| Interior Wall            | 05 | DRYWALL 100    |
| Interior Floo            | 12 | HARDWOOD 70    |
| Interior Floo            | 11 | CLAY TILE 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       |

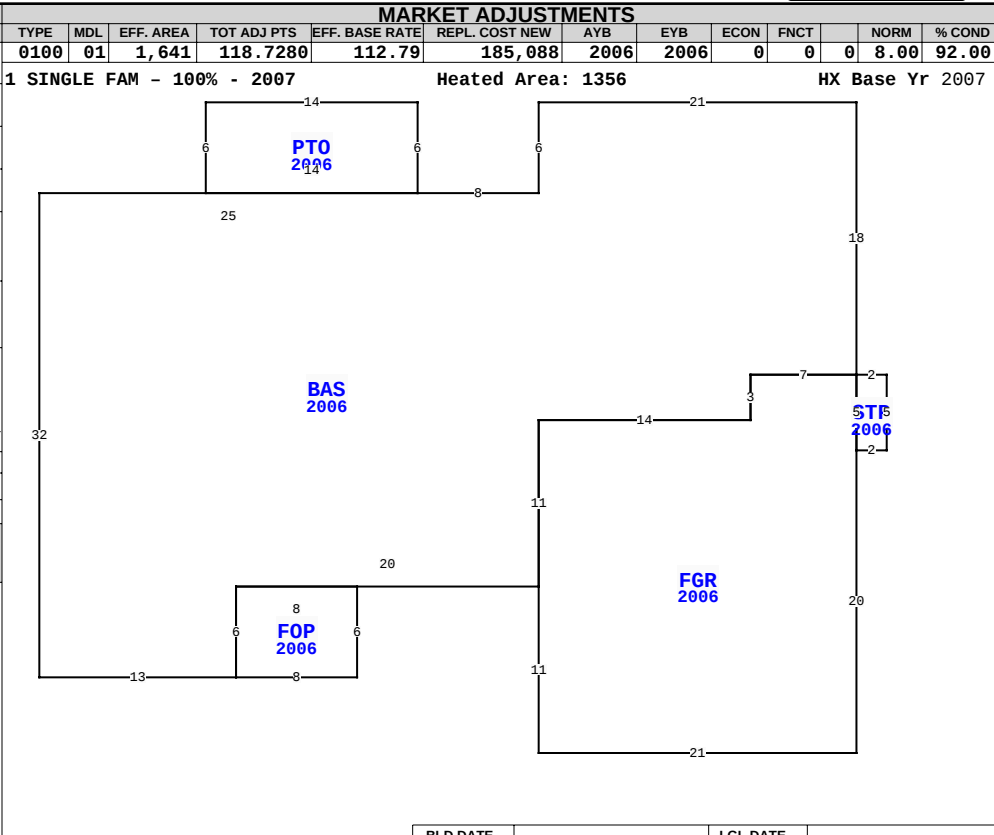
|                  |         |                  |
|------------------|---------|------------------|
| Quality          | 03      | Quality Level 03 |
| DOR CODE         | 0100    | SINGLE FAMILY    |
| MAP NUM          |         | MKT AREA 08      |
| NEIGHBORHOOD/LOC | 8001.00 |                  |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
|-----------|------------------|-------------|--------------|----------------------|
| BAS       | 1,356            | 100         | 1,356        | 140,708              |
| FGR       | 483              | 55          | 266          | 27,602               |
| FOP       | 48               | 30          | 14           | 1,453                |
| PTO       | 84               | 5           | 4            | 415                  |
| STP       | 10               | 10          | 1            | 104                  |

|        |       |  |       |         |
|--------|-------|--|-------|---------|
| TOTALS | 1,981 |  | 1,641 | 170,281 |
|--------|-------|--|-------|---------|

| EXTRA FEATURES |            |             |         |    |    |        |    |          |                |           |         |
|----------------|------------|-------------|---------|----|----|--------|----|----------|----------------|-----------|---------|
| L N            | OB/XF CODE | DESCRIPTION | BLD CAP | L  | W  | UNITS  | UT | Adj R    | ADJ UNIT PRICE | ORIG COND | YEAR ON |
| 1              | 0500       | FP-PRE FAB  | 0 100   | 0  | 0  | 1.00   | UT | 3,500.00 | 3,500.00       | 100       | 2006    |
| 2              | 0937       | WELL        | 0 100   | 0  | 0  | 1.00   | UT | 6,000.00 | 6,000.00       | 100       | 1990    |
| 3              | 0936       | SEPTC TANK  | 0 100   | 0  | 0  | 1.00   | UT | 6,000.00 | 6,000.00       | 100       | 1990    |
| 4              | 0810       | CONCRETE A  | 0 100   | 0  | 0  | 420.00 | SF | 6.50     | 6.50           | 100       | 2006    |
| 5              | 0510       | GARAGE WD-  | 0 100   | 31 | 20 | 620.00 | SF | 35.00    | 35.00          | 100       | 2008    |
| 6              | 0810       | CONCRETE A  | 0 100   | 20 | 9  | 180.00 | SF | 6.50     | 6.50           | 100       | 2008    |

| 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                | 000115   | C   | SFR ACRES            | 100 |     | OR       | 0.00  | 0.00  | 4.00        | AC        | 1.00 |



|                              |          |           |            |     |
|------------------------------|----------|-----------|------------|-----|
| 11196 US HWY 301, BRYCEVILLE | BLD DATE | LGL DATE  | 05/18/2023 | MLU |
|                              | 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       | 2006    | 2006        | 3 | 90     | 3,150           |       |
| 2   | 0937       | WELL        | 0 100   | 0  | 0  | 1.00   | UT | 6,000.00 | 6,000.00       | 100       | 1990    | 1990        | 3 | 100    | 6,000           |       |
| 3   | 0936       | SEPTC TANK  | 0 100   | 0  | 0  | 1.00   | UT | 6,000.00 | 6,000.00       | 100       | 1990    | 1990        | 3 | 100    | 6,000           |       |
| 4   | 0810       | CONCRETE A  | 0 100   | 0  | 0  | 420.00 | SF | 6.50     | 6.50           | 100       | 2006    | 2006        | 3 | 87     | 2,375           |       |
| 5   | 0510       | GARAGE WD-  | 0 100   | 31 | 20 | 620.00 | SF | 35.00    | 35.00          | 100       | 2008    | 2008        | 3 | 52     | 11,284          |       |
| 6   | 0810       | CONCRETE A  | 0 100   | 20 | 9  | 180.00 | SF | 6.50     | 6.50           | 100       | 2008    | 2008        | 3 | 89     | 1,041           |       |

| TOTAL OB/XF |           |            |                |            |                             |      |         |      |     |    |        |
|-------------|-----------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| 29,850      | TOT ADJ   | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV |
| 18,000.00   | 18,000.00 | 72,000     |                |            |                             |      |         |      |     |    |        |

| NASSAU COUNTY PROPERTY    |  | PAGE 1 of 1 | 6      |
|---------------------------|--|-------------|--------|
| VALUATION SUMMARY         |  |             |        |
| VALUATION BY              |  | STANDARD    |        |
| Tax Group: 6              |  | Tax Dist:   |        |
| BUILDING MARKET VALUE     |  | 170,281     |        |
| TOTAL MARKET OB/XF VALUE  |  | 29,850      |        |
| TOTAL LAND VALUE - MARKET |  | 72,000      |        |
| TOTAL MARKET VALUE        |  | 272,131     |        |
| SOH/AGL Deduction         |  | 113,877     |        |
| ASSESSED VALUE            |  | 158,254     |        |
| TOTAL EXEMPTION VALUE     |  | HX HB       | 50,000 |
| BASE TAXABLE VALUE        |  | 108,254     |        |
| TOTAL JUST VALUE          |  | 272,131     |        |
| NCON VALUE                |  | 0           |        |
| INCOME VALUE              |  |             |        |
| PREVIOUS YEAR MKT VALUE   |  | 265,438     |        |

| PERMIT NUM | DESCRIPTION | AMT   | ISSUED     |
|------------|-------------|-------|------------|
| E21339     | NEW CONSTR  | 1,000 | 10/01/2008 |
| C0516434   | CO ISSUED   | 0     | 01/02/2006 |
| B0516434   | NEW CONSTR  | 0     | 01/02/2006 |

| SALES DATA                     |           |           |     |     |        |            |  |
|--------------------------------|-----------|-----------|-----|-----|--------|------------|--|
| OFF RECORD Number              | DATE      | TYPE INST | Q U | V I | RSN CD | SALE PRICE |  |
| 1352/1306                      | 9/26/2005 | WD        | U   | V   | 07     | 100        |  |
| GRANTOR: ROUNTREE JAMES N & PE |           |           |     |     |        |            |  |
| GRANTEE: ROUNTREE JAMES A &    |           |           |     |     |        |            |  |

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

| BUILDING DIMENSIONS                                                                                                                                                                                |  |  |  |  |  |  |  |  |  |  |  |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[YR=2006] W21 S6 W8 PTO=[YR=2006] N6 W14 S6 E14\$ W25 S32 E13 FOP=[YR=2006] E8 N6 W8 S6\$ N6 E20 FGR=[YR=2006] S11 E21 N20 STP=[YR=2006] E2 N5 W2 S5\$ N5 W7 S3 W14 S11\$ N11 E14 N3 E7 N18\$. |  |  |  |  |  |  |  |  |  |  |  |