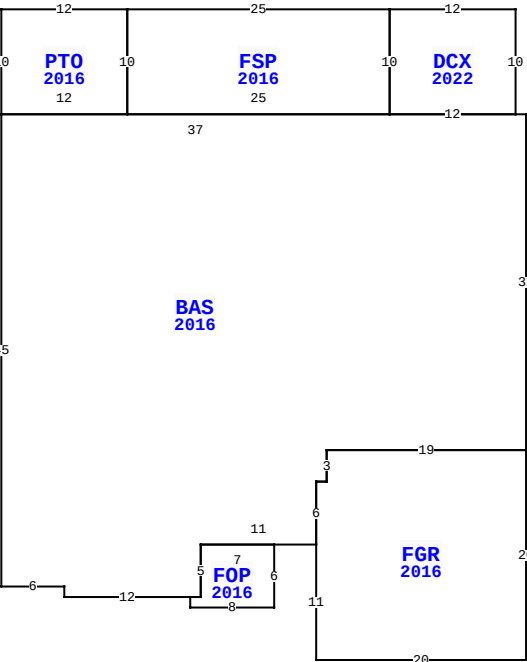


MURPHY AMY C &/HINTON DONNA H
78328 SADDLE ROCK RD
YULEE, FL 32097

09-2N-27-1290-0115-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY														
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		17	CB STUCCO 100		0100	01	2,317	129.3796	122.91	284,782	2016	2016		0	0	3.50	96.50	VALUATION BY		STANDARD														
Roof Structur		03	GABLE/HIP 100		1 SINGLE FAM - 100% - 2017										Heated Area: 1962										HX Base Yr 2017									
Roof Cover		03	COMP SHNGL 100																															
Interior Wall		05	DRYWALL 100																															
Interior Floo		11	CLAY TILE 60																															
Interior Floo		14	CARPET 40																															
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																															
Quality		06	Quality Level 06																															
DOR CODE		0100	SINGLE FAMILY																															
MAP NUM			MKT AREA				04																											
NEIGHBORHOOD/LOC		4073.00																																
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																														
BAS	1,962	100	1,962	232,709																														
DCX	120	15	18	2,135																														
FGR	397	55	218	25,856																														
FOP	43	30	13	1,542																														
FSP	250	40	100	11,861																														
PTO	120	5	6	711																														
TOTALS		2,892		2,317	274,815																													
EXTRA FEATURES					78328 SADDLE ROCK RD, YULEE																													
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	19 3	57.00	SF	6.50	6.50	100	2016	2016	3	96	356																				
2	0810	CONCRETE A	0 100	0 0	613.00	SF	6.50	6.50	100	2016	2016	3	96	3,825																				
3	0476	VF 6 SBPL	0 100	0 0	150.00	LF	32.00	32.00	100	2022	2022	3	99	4,752																				
4	0470	VNYL GATE	0 100	0 0	3.00	UT	300.00	300.00	100	2022	2022	3	99	891																				
5	0866	POOL FIBER	0 100	25 12	300.00	SF	72.00	72.00	100	2022	2022	3	97	20,952																				
6	0811	CONCRETE B	0 100	0 0	555.00	SF	5.20	5.20	100	2022	2022	3	100	2,886																				
LAND DESCRIPTION										TOTAL OB/XF 33,662																								
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		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000																	