

LOT 65  
IN OR 1923/1668  
HAMPTON LAKES #1 PB 7/252

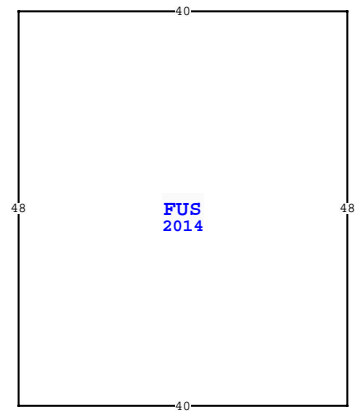
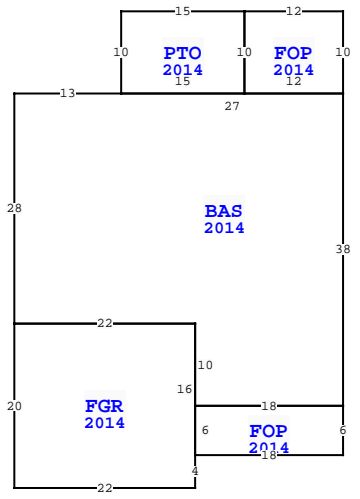
BURNUM BRIAN TODD & KATRINA PATE  
85067 BABCOCK CT  
FERNANDINA BEACH, FL 32034

**2024**

13-2N-27-0720-0065-0000

| BUILDING CHARACTERISTICS |                  | CONSTRUCTION  |              |
|--------------------------|------------------|---------------|--------------|
| ELEMENT                  | CD               |               |              |
| Exterior Wall            | 31               | HARDIE BRD    | 100          |
| Roof Structur            | 08               | IRREGULAR     | 100          |
| Roof Cover               | 03               | COMP SHNGL    | 100          |
| Interior Wall            | 05               | DRYWALL       | 100          |
| Interior Floo            | 14               | CARPET        | 60           |
| Interior Floo            | 11               | CLAY TILE     | 40           |
| Air Condition            | 03               | CENTRAL       | 100          |
| Heating Type             | 04               | AIR DUCTED    | 100          |
| Bedrooms                 |                  | 4             | 100          |
| Bathrooms                |                  | 3.5           | 100          |
| Frame                    | 02               | WOOD FRAME    | 100          |
| Stories                  | 2.               | 2. 100        |              |
| Units                    |                  | 0             | 100          |
| Occupancy                | 00               | NONE          | 100          |
| Quality                  | 03               | Quality Level | 03           |
| DOR CODE                 | 0100             | SINGLE FAMILY |              |
| MAP NUM                  |                  | MKT AREA      | 04           |
| NEIGHBORHOOD/LOC         | 4077.00          |               |              |
| AREA TYPE                | TOTAL GROSS AREA | PCT OF BASE   | TOT ADJ AREA |
| BAS                      | 1,300            | 100           | 1,300        |
| FGR                      | 440              | 55            | 242          |
| FOP                      | 108              | 30            | 32           |
| FOP                      | 120              | 30            | 36           |
| FUS                      | 1,920            | 100           | 1,920        |
| PTO                      | 150              | 5             | 8            |
| TOTALS                   | 4,038            |               | 3,538        |
|                          |                  |               | 440,184      |

| MARKET ADJUSTMENTS   |     |           |             |                |                |      |      |      |      |      |        |
|--|-----|-----------|-------------|----------------|----------------|------|------|------|------|------|--------|
| TYPE   | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT | NORM | % COND |
| 0900   | 01  | 3,538     | 103.6800    | 129.60         | 458,525        | 2014 | 2014 | 0    | 0    | 4.00 | 96.00  |
| 1 SNGL FAM - 100% - 2016 Heated Area: 3220 HX Base Yr 2016 |     |           |             |                |                |      |      |      |      |      |        |



| NASSAU COUNTY PROPERTY    |           | PAGE 1 of 1 | 4 |
|---------------------------|-----------|-------------|---|
| VALUATION SUMMARY         |           |             |   |
| VALUATION BY              |           | STANDARD    |   |
| Tax Group: 4              | Tax Dist: |             |   |
| BUILDING MARKET VALUE     |           | 440,184     |   |
| TOTAL MARKET OB/XF VALUE  |           | 7,206       |   |
| TOTAL LAND VALUE - MARKET |           | 75,000      |   |
| TOTAL MARKET VALUE        |           | 522,390     |   |
| SOH/AGL Deduction         |           | 201,456     |   |
| ASSESSED VALUE            |           | 320,934     |   |
| TOTAL EXEMPTION VALUE     | HX HB     | 50,000      |   |
| BASE TAXABLE VALUE        |           | 270,934     |   |
| TOTAL JUST VALUE          |           | 522,390     |   |
| NCON VALUE                |           | 0           |   |
| INCOME VALUE              |           |             |   |
| PREVIOUS YEAR MKT VALUE   |           | 502,843     |   |

| PERMIT NUM | DESCRIPTION | AMT     | ISSUED     |
|------------|-------------|---------|------------|
| B1328130   | CO ISSUED   | 0       | 05/08/2014 |
| B1328130   | NEW CONSTR  | 327,387 | 12/01/2013 |

| SALES DATA                    |           |           |       |       |        |            |
|-------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number             | DATE      | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1923/1668                     | 6/20/2014 | SW        | Q     | I     | 02     | 272,300    |
| GRANTOR: GP HOMES LLC         |           |           |       |       |        |            |
| GRANTEE: BURNUM BRIAN TODD &  |           |           |       |       |        |            |
| 1865/0558                     | 6/28/2013 | SW        | Q     | V     | 01     | 592,500    |
| GRANTOR: SBR WAREHOUSER I LLC |           |           |       |       |        |            |
| GRANTEE: GP HOMES LLC         |           |           |       |       |        |            |

| 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  | 504.00 | UT | 6.50     | 6.50           | 100       | 2014    | 2014        | 3 | 95     | 3,112           |       |
| 2              | 0600       | SUMMER KIT  | 0       | 100 | 0  | 1.00   | UT | 5,000.00 | 5,000.00       | 100       | 2014    | 2014        | 3 | 65     | 3,250           |       |
| 3              | 1076       | TRELLIS A   | 0       | 100 | 10 | 150.00 | SF | 7.50     | 7.50           | 100       | 2014    | 2014        | 3 | 75     | 844             |       |
| TOTALS         |            |             |         |     |    |        |    |          |                |           |         |             |   |        | 7,206           |       |

| LAND DESCRIPTION |          |     |                      |     |     |          |       |       |             |           |     |          |        |         |            |                |            |                             |      |         |      |     |    |        |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|----------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| L N              | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPH FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV |
| 1                | 000133   | C   | SFR LAKE             | 100 |     | PUD      | 0.00  | 0.00  | 1.00        | LT        |     | 1.00     | 1.00   | 1.00    | 75,000.00  | 75,000.00      | 75,000     |                             |      |         |      |     |    |        |

| BUILDING NOTES   |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
| BUILDING DIMENSIONS  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| FOP=[YR=2014] W12 PTO=[YR=2014] W15 S10 BAS=[YR=2014] W13 S28 FGR=[YR=2014] S20 E22 N4 FOP=[YR=2014] E18 N6 W18 S6 \$ N16 W22 \$ E22 S10 E18 N38 W27\$ E15 N10 \$ S10 E12N10 \$ PTR= E30 FUS=[YR=2014] E40 S48 W40 N48 \$ W30 \$ . |  |  |  |  |  |  |  |  |  |  |  |  |  |  |