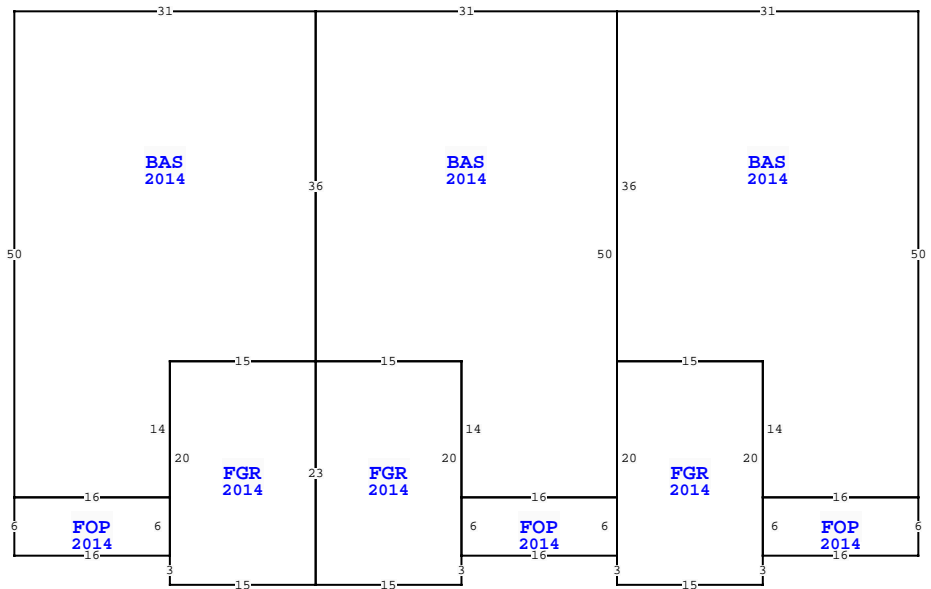


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	20 FACE BRICK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 70
Interior Floor	08 SHT VINYL 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	9 100
Bathrooms	6 100
Frame	02 WOOD FRAME 100
Story Height	0 100
RMS	24 100
Units	0 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	TRI PLEX	- 0%	- 0									



Quality	04 Quality Level 04			
DOR CODE	0800 MULTI-FAMILY			
MAP NUM	MKT AREA 06			
NEIGHBORHOOD/LOC	6001.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,340	100	1,340	201,240
BAS	1,340	100	1,340	201,240
BAS	1,340	100	1,340	201,240
FGR	345	55	190	28,535
FGR	345	55	190	28,535
FGR	345	55	190	28,535
FOP	96	30	29	4,355
FOP	96	30	29	4,355
FOP	96	30	29	4,355
TOTALS	5,343		4,677	702,388

108 KRISTIE CIR, HILLIARD

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	0812	CONCRETE C	0	0	0	9,347.00	SF	4.00	4.00	100	2014	2014	3	95	35,519	

NASSAU COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	702,388		
TOTAL MARKET OB/XF VALUE	35,519		
TOTAL LAND VALUE - MARKET	25,380		
TOTAL MARKET VALUE	763,287		
SOH/AGL Deduction	269,185		
ASSESSED VALUE	494,102		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	494,102		
TOTAL JUST VALUE	763,287		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	725,764		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20130092	NEW CONSTR	0	12/13/2013
20130089	NEW CONSTR	0	12/03/2013
20130079	NEW CONSTR	0	10/24/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
1785/1138	3/27/2012	WD	U	I	37	10,000
GRANTOR: LOYD ERIN S						
GRANTEE: B Y FRANKLIN PROPER						
1785/1136	3/21/2012	WD	U	I	11	100
GRANTOR: STRICKLAND AMY						
GRANTEE: LOYD ERIN S						

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2014] W31 BAS=[YR=2014] W31 BAS=[YR=2014] W31 S50 FOP=[YR=2014] S6 E16 FGR=[YR=2014] S3 E15 FGR=[YR=2014] E15 N3 FOP=[YR=2014] E16 FGR=[YR=2014] S3 E15 N3 FOP=[YR=2014] E16 N6 W16 S6\$ N20 W15 S20\$ N6 W16 S6\$ N20 W15 S23\$ N23 W15 S20\$ N6 W16\$ E16 N14 E15 N36\$ S36 E15 S14 E16 N50\$ S36 E15 S14 E16 N50\$.

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	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV		
1	000800	C	MULTI-FAM	0	0005	R-3	0.00	0.00	0.47	AC		1.00	1.00	2.00	27,000.00	54,000.00	25,380									