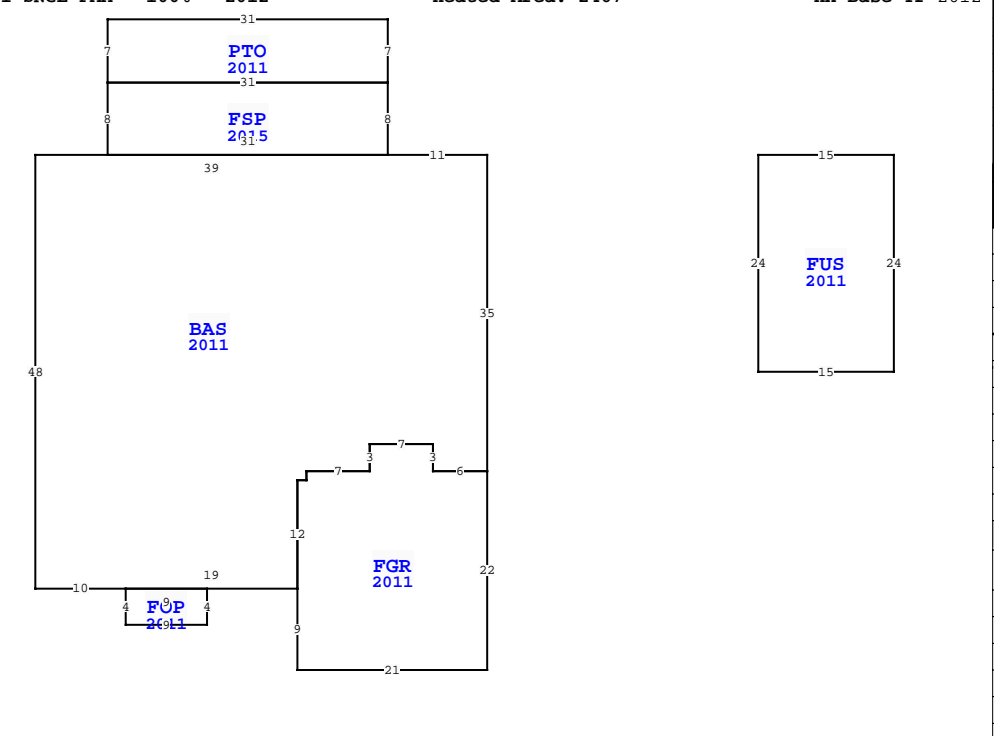


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	16 WD FR STUC 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 70
Interior Floor	11 CLAY TILE 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	3 100
Frame	02 WOOD FRAME 100
Stories	1.5 1.5 100
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	2,853	106.1260	132.66	378,479	2011	2011	0	0	6.00	94.00



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY	Tax Group: 4	Tax Dist:	STANDARD
BUILDING MARKET VALUE	355,770		
TOTAL MARKET OB/XF VALUE	40,330		
TOTAL LAND VALUE - MARKET	75,000		
TOTAL MARKET VALUE	471,100		
SOH/AGL Deduction	213,085		
ASSESSED VALUE	258,015		
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE	208,015		
TOTAL JUST VALUE	471,100		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	446,700		

Quality		03 Quality Level 03		
DOR CODE		0100 SINGLE FAMILY		
MAP NUM		MKT AREA 04		
NEIGHBORHOOD/LOC		4041.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,107	100	2,107	262,744
FGR	482	55	265	33,046
FOP	36	30	11	1,371
FSP	248	40	99	12,345
FUS	360	100	360	44,893
PTO	217	5	11	1,371
TOTALS	3,450		2,853	355,770

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1531348	SWIM POOL	26,000	10/01/2015
C24739	CO ISSUED	0	09/19/2011
M16284	H/AC	0	06/01/2011
P14804	NEW CONSTR	0	05/01/2011
B24739	NEW CONSTR	280,980	05/01/2011

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1758/1834	9/23/2011	WD Q	Q	I	02	250,000

EXTRA FEATURES															32344 SUNNY PARKE DR, FERNANDINA BEACH	
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	0811	CONCRETE B	0 100	0	0	582.00	SF	5.20	5.20	100	2011	2011	3	92	2,784	
2	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	2011	2011	3	94	3,290	
3	0476	VF 6 SBPL	0 100	0	0	252.00	LF	32.00	32.00	100	2012	2012	3	83	6,693	
4	0866	POOL FIBER	0 100	24	12	288.00	SF	72.00	72.00	100	2016	2016	3	74	15,345	
5	0845	KOOL DECK	0 100	0	0	352.00	SF	7.25	7.25	100	2016	2016	3	96	2,450	
6	0911	SCRN RM A	0 100	32	20	640.00	SF	17.50	17.50	100	2016	2016	3	74	8,288	
7	0871	POOL HTR R	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	2016	2016	3	74	1,480	

BLD DATE		LGL DATE	
XF DATE	LAND DATE	AG DATE	04/08/2024 MLU

BUILDING NOTES	
<p>BUILDING DIMENSIONS</p> <p>BAS=[YR=2011] W11 FSP=[YR=2015] N8 PTO=[YR=2011] N7 W31 S7 E31 \$ W31 S8 E31 \$ W39 S48 E10 FOP=[YR=2011] S4 E9 N4 W9 \$ E19 FGR=[YR=2011] S9 E21 N22 W6 N3 W7 S3 W7 S1 W1 S12 \$ N12 E1 N1 E7 N3 E7 S3 E6 N35 \$ PTR= E30 FUS=[YR=2011] E15 S24 W15 N24 \$ W30 \$.</p>	

LAND DESCRIPTION										TOTAL OB/XF										40,330				
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	000100	C	SFR	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	75,000.00	75,000.00	75,000							