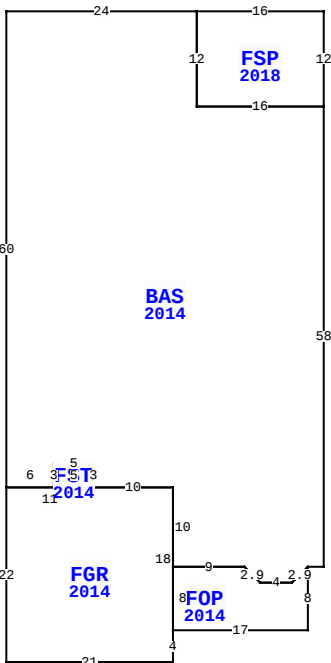


TRESKA YVONNE F REV LVG TRUST/TRESKA YVONNE TRUSTE
85222 FLORIDIAN DR
FERNANDINA BEACH, FL 32034

26-2N-28-0559-0021-0000



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		31	HARDIE BRD 100		0900	01	2,771	113.2800	141.60	392,374	2014	2014		0	0	4.00	96.00	VALUATION BY		STANDARD														
Roof Structur		08	IRREGULAR 100		1 SNGL FAM - 100% - 2015										Heated Area: 2395										HX Base Yr 2015									
Roof Cover		03	COMP SHNGL 90																															
Roof Cover		13	STAND SEAM 10																															
Interior Wall		05	DRYWALL 100																															
Interior Floo		11	CLAY TILE 70																															
Interior Floo		14	CARPET 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				04																											
NEIGHBORHOOD/LOC		4146.00																																
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																														
BAS	2,395	100	2,395	325,567																														
FGR	462	55	254	34,527																														
FOP	124	30	37	5,029																														
FSP	192	40	77	10,467																														
FST	15	55	8	1,088																														
TOTALS		3,188		2,771	376,679																													
EXTRA FEATURES					85222 FLORIDIAN DR, FERNANDINA BEACH															BLD DATE					LGL DATE									
																				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	2014	2014	3	96	3,360																			
2	0855	CONC PAVER	0 100	0	0	608.00	SF	10.00	10.00	100	2014	2014	3	95	5,776																			