

LOT 7
IN OR 1833/175
EX MINERAL RIGHTS PT 1826/1193

SHOOK ROBERT P SR & LINDA A
95028 LAVENDER LN
FERNANDINA BEACH, FL 32034

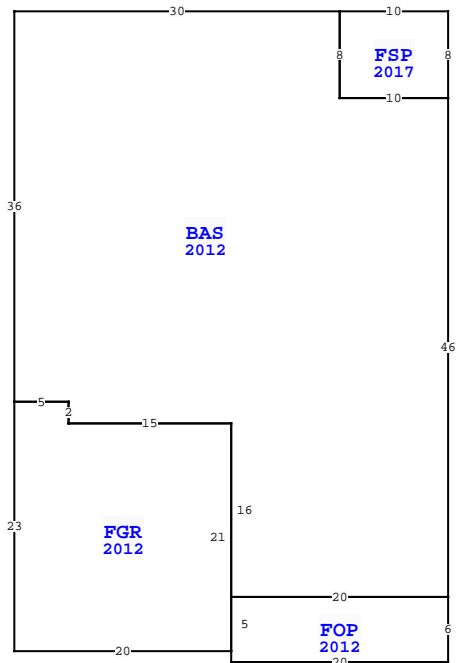
2024

30-2N-28-0150-0007-0000



| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|------------------|--------------|
| ELEMENT | CD | | |
| Exterior Wall | 31 | HARDIE BRD | 70 |
| Exterior Wall | 16 | WD FR STUC | 30 |
| Roof Structure | 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 | | 3 | 100 |
| Bathrooms | | 2 | 100 |
| Frame | 02 | WOOD FRAME | 100 |
| Stories | 1. | 1. | 100 |
| Units | | 0 | 100 |
| Occupancy | 00 | NONE | 100 |
| Quality | 04 | Quality Level 04 | |
| DOR CODE | 0100 | SINGLE FAMILY | |
| MAP NUM | | MKT AREA | 04 |
| NEIGHBORHOOD/LOC | 4067.00 | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA |
| BAS | 1,750 | 100 | 1,750 |
| FGR | 430 | 55 | 236 |
| FOP | 120 | 30 | 36 |
| FSP | 80 | 40 | 32 |
| TOTALS | 2,380 | | 2,054 |
| | | | 215,025 |

| MARKET ADJUSTMENTS | | | | | | | | | | | |
|--|-----|-----------|-------------|----------------|----------------|-----|-----|------|------|------|--------|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND |
| 1 | | | | | | | | | | | |
| 1 SINGLE FAM - 100% - 2016 Heated Area: 1750 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 | | | 215,025 |
| TOTAL MARKET OB/XF VALUE | | | 3,250 |
| TOTAL LAND VALUE - MARKET | | | 75,000 |
| TOTAL MARKET VALUE | | | 293,275 |
| SOH/AGL Deduction | | | 98,166 |
| ASSESSED VALUE | | | 195,109 |
| TOTAL EXEMPTION VALUE | HX HB | 50,000 | |
| BASE TAXABLE VALUE | | | 145,109 |
| TOTAL JUST VALUE | | | 293,275 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 283,633 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|---------|------------|
| B26355 | CO ISSUED | 0 | 12/18/2012 |
| M1217668 | H/AC | 0 | 10/01/2012 |
| B26355 | NEW CONSTR | 202,248 | 08/01/2012 |

| SALES DATA | | | | | | |
|--------------------------------|------------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1833/0175 | 12/26/2012 | WD Q | Q | I | 01 | 163,000 |
| GRANTOR: D R HORTON INC-JACKSO | | | | | | |
| GRANTEE: SHOOK ROBERT P SR & | | | | | | |
| 1826/1193 | 11/13/2012 | WD U | U | V | 11 | 100 |
| GRANTOR: D R HORTON INC-JACKSO | | | | | | |
| GRANTEE: DRH ENERGY INC | | | | | | |

| 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 | 0811 | CONCRETE B | 0 | 100 | 0 | 0 | | | 5.20 | 100 | 2012 | 2012 | 3 | 93 | 3,250 | |

| BUILDING NOTES | |
|----------------|--|
| | |

| BUILDING DIMENSIONS | |
|---|--|
| FSP=[YR=2017] W10 BAS=[YR=2012] W30 S36 FGR=[YR=2012] S23 E20 FOP=[YR=2012] S1 E20 N6 W20 S5 \$ N21 W15 N2 W5 \$ E5 S2 E15 S16 E20 N46 W10 N8 \$ S8 E10 N8 \$. | |

| 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 | 000136 | C | SFR INT | 100 | | RSF-2 | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 75,000.00 | 75,000.00 | 75,000 | | | | | | | | | |