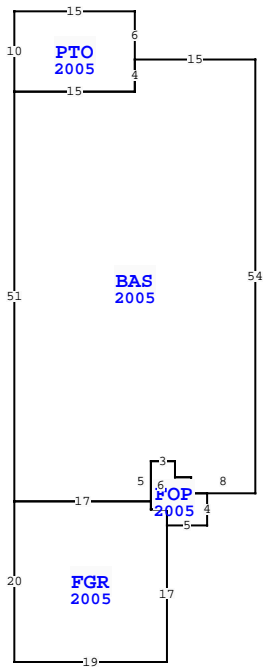




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 90	
Exterior Wall	20	FACE BRICK 10	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 70	
Interior Floor	08	SHT VINYL 30	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Units		0 100	
Occupancy	00	NONE 100	
Quality	05	Quality Level 05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4038.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	1,561	100	1,561
FGR	378	55	208
FOP	40	30	12
PTO	150	5	8
			SUBAREA MARKET VALUE
			159,282
			21,224
			1,225
			816
TOTALS	2,129		1,789
			182,547

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,789	118.0300	112.13	200,601	2005	2005	0	0	9.00	91.00
1 SINGLE FAM - 100% - 2007										Heated Area: 1561	HX Base Yr 2007



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		182,547	
TOTAL MARKET OB/XF VALUE		2,849	
TOTAL LAND VALUE - MARKET		55,000	
TOTAL MARKET VALUE		240,396	
SOH/AGL Deduction		118,323	
ASSESSED VALUE		122,073	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		72,073	
TOTAL JUST VALUE		240,396	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		232,286	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M1705396	H/AC	0	09/01/2017
E16138	NEW CONSTR	2,000	11/01/2005
M10605	H/AC	0	11/01/2005
P10155	NEW CONSTR	0	10/01/2005
R08156	REPAIR/RRF	3,000	08/01/2005
B15941	NEW CONSTR	116,323	08/01/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1661/1772	1/20/2010	QC	U	I	11	100
GRANTOR: HEAD HOLLY						
GRANTEE: HEAD DARRIN						
1397/1777	3/22/2006	WD	Q	I		187,500
GRANTOR: PRICE DAVID J & MELAN						
GRANTEE: HEAD DARRIN S & HOL						

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	2005	2005	3	86	2,849	

BLD DATE										LGL DATE									
XF DATE										LAND DATE									
INC DATE										AG DATE									
96083 STARLIGHT LN, YULEE																			

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[YR=2005] W15 PTO=[YR=2005] N6 W15 S10 E15 N4\$ S4 W15 S51									
FGR=[YR=2005] S20 E19 N17 FOP=[YR=2005] E5 N4 W2 N2 W2 N2 W3									
S6 E2 S2\$ N2 W2 N1 W17\$ E17 N5 E3 S2 E2 S2 E8 N54\$ .									

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	000100	C	SFR	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							