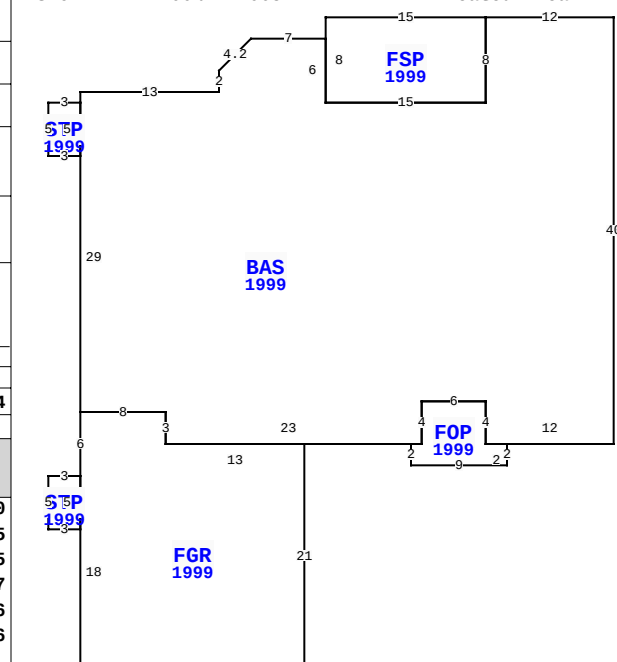


TREASTER CAROLYN C
95144 PALMETTO TRAIL
FERNANDINA BEACH, FL 32034

40-2N-28-1590-0100-0000

BUILDING CHARACTERISTICS				MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1				4						
ELEMENT	CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	GR	NORM	% COND	VALUATION SUMMARY																	
Exterior Wall	16	WD FR STUC	100	0900	01	2,038	116.4240	145.53	296,590	1999	1999	0	0	0	12.00	88.00	VALUATION BY												STANDARD					
Roof Structur	08	IRREGULAR	100	1 SNGL FAM - 100% - 2005												Heated Area: 1717												HX Base Yr 2005						
Roof Cover	03	COMP SHNGL	100																															
Interior Wall	05	DRYWALL	100													Tax Group: 4												Tax Dist:						
Interior Floo	11	CLAY TILE	60													BUILDING MARKET VALUE												260,999						
Interior Floo	14	CARPET	40													TOTAL MARKET OB/XF VALUE												21,157						
Air Condition	03	CENTRAL	100													TOTAL LAND VALUE - MARKET												82,500						
Heating Type	04	AIR DUCTED	100													TOTAL MARKET VALUE												364,656						
Bedrooms		3 100														SOH/AGL Deduction												188,842						
Bathrooms		2 100														ASSESSED VALUE												175,814						
Frame	02	WOOD FRAME	100													TOTAL EXEMPTION VALUE												105,000						
Stories	1.	1. 100		BASE TAXABLE VALUE												70,814																		
Units	00	NONE	100	TOTAL JUST VALUE												364,656																		
Occupancy				NCON VALUE												0																		
				INCOME VALUE																														
				PREVIOUS YEAR MKT VALUE												341,568																		