



| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|------------------|--------------|
| ELEMENT | CD | | |
| Exterior Wall | 30 | VINYL 100 | |
| Roof Structur | 03 | GABLE/HIP 100 | |
| Roof Cover | 12 | MODULAR MT 100 | |
| Interior Wall | 04 | PLYWOOD 50 | |
| Interior Wall | 05 | DRYWALL 50 | |
| Interior Floo | 14 | CARPET 70 | |
| Interior Floo | 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 | |
| Quality | 03 | Quality Level 03 | |
| DOR CODE | 0200 | MOBILE HOME | |
| MAP NUM | | MKT AREA | 04 |
| NEIGHBORHOOD/LOC | 4048.00 | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | TOT ADJ AREA |
| BAS | 960 | 100 | 960 |
| | | | 24,757 |
| TOTALS | 960 | | 960 |
| | | | 24,757 |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|--|------------|-----------|------------------|----------------|----------------|------------|------|------|------|------|--------|-------|----------|------------|----|----------|--|---------|--|--|-----------|--|----------|--|--|---------|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | | | | | | | | | | | | | | | |
| 0820 | 02 | 960 | 122.8000 | 85.96 | 82,522 | 1985 | 1985 | 0 | 0 | 0 | 70.00 | 30.00 | | | | | | | | | | | | | | | |
| 1 M/H 93- - 0% - 0 | | | Heated Area: 960 | | | HX Base Yr | | | | | | | | | | | | | | | | | | | | | |
| <div style="border: 1px solid black; width: 100%; height: 100%; position: relative;"> BAS 1993 </div> | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| <table border="1" style="width: 100%;"> <tr> <td>BLD DATE</td> <td>08/01/2008</td> <td>KK</td> <td>LGL DATE</td> <td></td> </tr> <tr> <td>XF DATE</td> <td></td> <td></td> <td>LAND DATE</td> <td></td> </tr> <tr> <td>INC DATE</td> <td></td> <td></td> <td>AG DATE</td> <td></td> </tr> </table> | | | | | | | | | | | | | BLD DATE | 08/01/2008 | KK | LGL DATE | | XF DATE | | | LAND DATE | | INC DATE | | | AG DATE | |
| BLD DATE | 08/01/2008 | KK | LGL DATE | | | | | | | | | | | | | | | | | | | | | | | | |
| XF DATE | | | LAND DATE | | | | | | | | | | | | | | | | | | | | | | | | |
| INC DATE | | | AG DATE | | | | | | | | | | | | | | | | | | | | | | | | |

| NASSAU COUNTY PROPERTY | | PAGE 1 of 1 | 4 |
|---------------------------|--|-------------|----------|
| VALUATION SUMMARY | | | |
| VALUATION BY | | | STANDARD |
| Tax Group: 4 | | Tax Dist: | |
| BUILDING MARKET VALUE | | | 24,757 |
| TOTAL MARKET OB/XF VALUE | | | 6,396 |
| TOTAL LAND VALUE - MARKET | | | 80,000 |
| TOTAL MARKET VALUE | | | 111,153 |
| SOH/AGL Deduction | | | 33,716 |
| ASSESSED VALUE | | | 77,437 |
| TOTAL EXEMPTION VALUE | | | 0 |
| BASE TAXABLE VALUE | | | 77,437 |
| TOTAL JUST VALUE | | | 111,153 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 109,488 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|--------|------------|
| E98 4674 | CHNGE SRVC | 0 | 06/01/1998 |
| 8694 | MH MOVE-ON | 15,000 | 09/03/1991 |

| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1985/0253 | 6/05/2015 | WD U | I | I | 16 | 35,500 |
| GRANTOR: NICK GILLETTE HOLDING | | | | | | |
| GRANTEE: OUSLEY JASE D | | | | | | |
| 1985/0251 | 6/05/2015 | WD U | I | I | 16 | 35,500 |
| GRANTOR: BRECAN ENTERPRISES IN | | | | | | |
| GRANTEE: OUSLEY JASE D | | | | | | |

| 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 |
| 1 | 1242 | WD DECK A | 0 | 0 | 8 | 8 | | | 64.00 | SF | 10.00 | |
| 2 | 0812 | CONCRETE C | 0 | 0 | 0 | 0 | | | 1,785.00 | SF | 4.00 | |

| TOTAL OB/XF | | | | | | | | | | | | |
|------------------------|--|--|--|--|--|--|--|--|--|--|--|--|
| 6,396 | | | | | | | | | | | | |
| 85793 RADIO AVE, YULEE | | | | | | | | | | | | |

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

| BUILDING DIMENSIONS |
|----------------------------------|
| BAS=[YR=1993] W40 S24 E40 N24\$. |

| 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 | 000102 | C | SFR/MH | 0 | | OR | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 80,000.00 | 80,000.00 | 80,000 | | | | | | | | |