

**ROBKEN LLP/
1947 CITRONA DRIVE
FERNANDINA BEACH, FL 32034**

00-00-31-124G-000A-0000

NASSAU COUNTY PROPERTY										PAGE 1 of 2		2
VALUATION SUMMARY												
VALUATION BY						STANDARD						
Tax Group: 2						Tax Dist:						
BUILDING MARKET VALUE						1,311,866						
TOTAL MARKET OB/XF VALUE						14,963						
TOTAL LAND VALUE - MARKET						339,768						
TOTAL MARKET VALUE						1,666,597						
SOH/AGL Deduction						520,011						
ASSESSED VALUE						1,146,586						
TOTAL EXEMPTION VALUE						0						
BASE TAXABLE VALUE						1,146,586						
TOTAL JUST VALUE						1,666,597						
NCON VALUE						0						
INCOME VALUE												
PREVIOUS YEAR MKT VALUE						1,704,723						
PERMIT NUM				DESCRIPTION				AMT		ISSUED		
20200160				REMODEL				70,000		02/10/2021		
20173165				REPAIR/RRF - ROOF				35,000		10/16/2017		
20122013				H/AC				4,675		09/26/2012		
20121770				H/AC				4,600		08/29/2012		
20110149				H/AC				4,900		02/03/2011		
20071371				ADDITION				25,000		07/24/2007		
SALES DATA												
OFF RECORD Number		DATE		TYPE INST	Q U	V I	RSN CD	SALE PRICE				
BUILDING NOTES												
BUILDING DIMENSIONS												
BAS=[YR=2002] W63 S29 E10 S3 CAN=[YR=2002] S3 E1S3E5STP=[YR=2002] W4S6 E4N6\$N6W6\$ E6 S45 E20 S19 E7 S17 CAN=[YR=2002] S5 E23 N5 E2 CAN=[YR=1993] E9 S7 E28 N7 BAS=[YR=1993] E22 N53 W11 N11 W65 S11 E4 S16 E5 S18 E8 S9 E17 S10 E20\$ W20 N10 W17 S10\$ N10 W2 D10 L9 W14\$ E14 R9 U10 E2N9 W8 N18 W5 N16 W4 N11 E12 N49\$ PTR=E20 FUS=[YR=2002] E28 N12 E3 CAN=[YR=2002] N6 E16 S6 W16\$ E19 S22W22 N5 W23 S6 W5 N11\$ W20\$.												
ND LUE												
OTHER ADJUSTMENTS AND NOTES			YEAR	DENSITY	DECL	FRZ	YR	CONSRV				
339,768												
Common: 339,768												
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