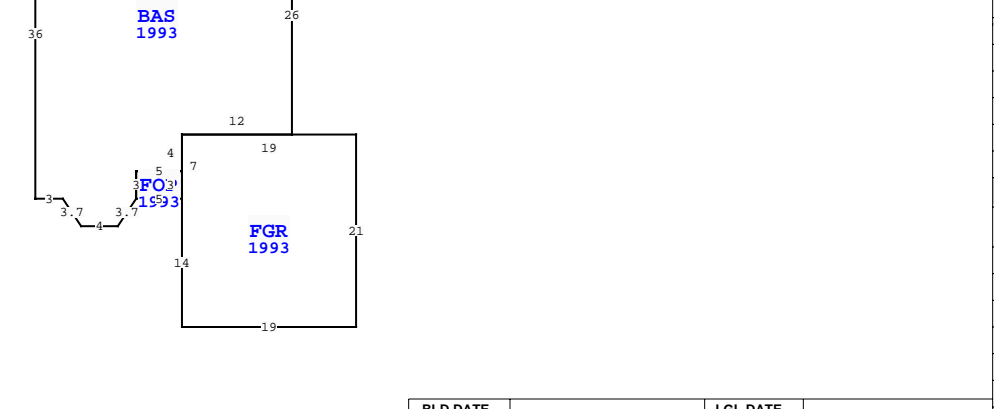


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	1,972	121.7160	160.67	316,841	1987	1995		0	0	14.25 85.75
1 SNGL FAM - 100% - 2014 Heated Area: 1563 HX Base Yr 2014											



NEIGHBORHOOD/LOC					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	891	100	1993	891	122,757
FEP	232	80	2002	186	25,626
FGR	399	55	1993	219	30,173
FOP	15	30	1993	4	551
FUS	672	100	1993	672	92,584
TOTALS	2,209			1,972	271,691

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		271,691	
TOTAL MARKET OB/XF VALUE		4,371	
TOTAL LAND VALUE - MARKET		198,000	
TOTAL MARKET VALUE		474,062	
SOH/AGL Deduction		275,658	
ASSESSED VALUE		198,404	
TOTAL EXEMPTION VALUE		HX HB 50,722	
BASE TAXABLE VALUE		147,682	
TOTAL JUST VALUE		474,062	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		444,553	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0040948	REPAIR/RRF	3,000	05/24/2004
B020350	ADDITION	17,000	02/28/2002
4399	NEW CONSTR	39,000	07/21/1987

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1837/1468	1/28/2013	WD	Q	I	02	176,000
GRANTOR: BEARD ROBERT						
GRANTEE: SHERO DALE A & MARG						
1490/1391	4/09/2007	QC	Q	I	01	100
GRANTOR: BEARD LORI LEE						
GRANTEE: BEARD ROBERT						

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	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	1987	1987	3	60	2,100	
2	0811	CONCRETE B	0	100	38	608.00	SF	5.20	5.20	100	1987	1987	3	49.5	1,565	
3	0811	CONCRETE B	0	100	22	66.00	SF	5.20	5.20	100	1987	1987	3	49.5	170	
4	1242	WD DECK A	0	100	0	268.00	SF	10.00	10.00	100	2000	2000	3	20	536	

2364 PENBROOK DR, FERNANDINA BEACH

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/01/2025
INC DATE		AG DATE	MLU

BUILDING NOTES

BUILDING DIMENSIONS
FEP=[YR=2002] W28 S7 BAS=[YR=1993] S36 E3 D3 R2 E4 R2 U3 FOP=[YR=1993] E5 FGR=[YR=1993] S14 E19 N21 W19 S7 \$ N3 W5 S3 \$ N3 E5 N4 E12 N26 W12 N3 W16 \$ E16 S3 E12 N10 \$ PTR= E20 FUS=[YR=1993] E16 N14 E12 S32 W28 N18 \$ W20 \$.

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	000134	C	RES POND	100		R-1	0.00	0.00	1.00	LT		1.00	1.00	1.10	180,000.00	198,000.00	198,000							