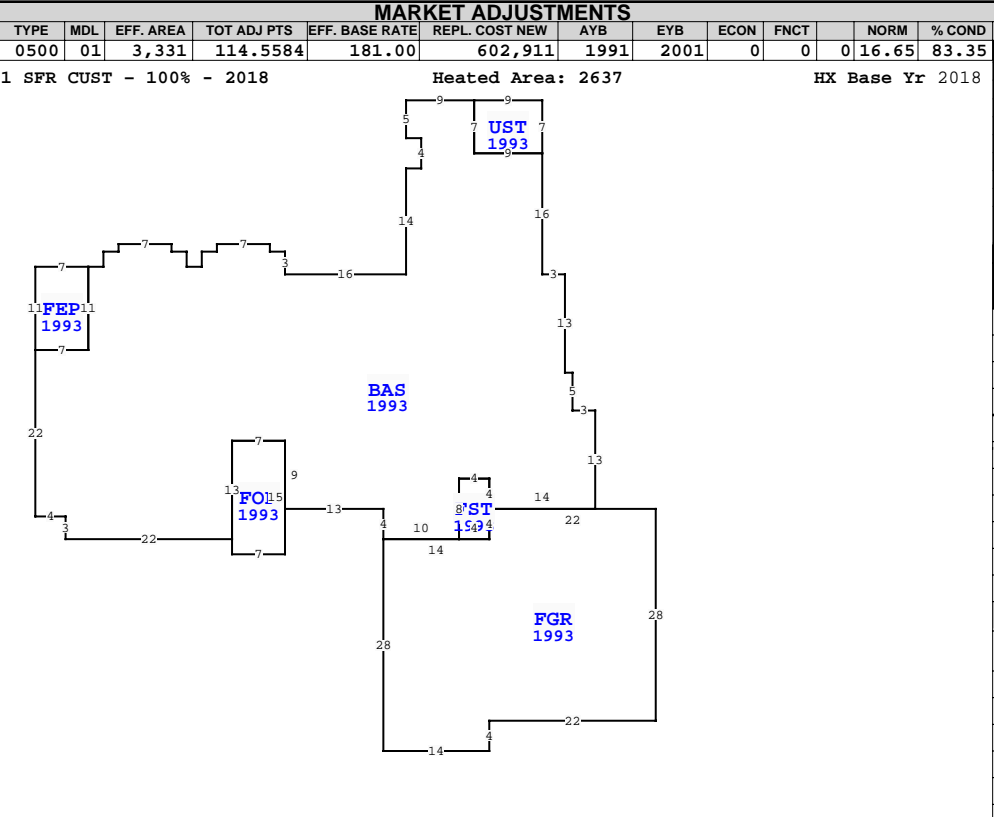


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	20 FACE BRICK 90
Exterior Wall	05 AVERAGE 10
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	11 CLAY TILE 50
Interior Floor	14 CARPET 50
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2.5 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100
Occupancy	00 NONE 100



NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		502,526	
TOTAL MARKET OB/XF VALUE		21,213	
TOTAL LAND VALUE - MARKET		200,000	
TOTAL MARKET VALUE		723,739	
SOH/AGL Deduction		355,785	
ASSESSED VALUE		367,954	
TOTAL EXEMPTION VALUE		HX HB 50,722	
BASE TAXABLE VALUE		317,232	
TOTAL JUST VALUE		723,739	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		702,870	

Quality		05 Quality Level 05			
DOR CODE		0100 SINGLE FAMILY			
MAP NUM		MKT AREA 01			
NEIGHBORHOOD/LOC 1072.00					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,637	100	1993	2,637	397,827
FEP	77	80	1993	62	9,354
FGR	1,008	55	1993	554	83,578
FOP	105	30	1993	32	4,828
FST	32	55	1993	18	2,716
UST	63	45	1993	28	4,224
TOTALS	3,922			3,331	502,526

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20110197	REPAIR/RRF	11,000	02/10/2011
6432	SWIM POOL	10,000	03/22/1991
6300B	NEW CONSTR	89,200	12/13/1990

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2114/0958	4/18/2017	WD Q	Q	I	01	449,000

GRANTOR: HANNA JEAN G REVOCABL
GRANTEE: MCCARTHY GLENN MICH
0919/1592 2/11/2000 WD Q I 01 100
GRANTOR: HANNA JEAN G
GRANTEE: HANNA JEAN G TRUSTE

EXTRA FEATURES		1570 CANOPY DR, FERNANDINA BEACH														
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	0812	CONCRETE C	0 100	0	0	2,334.00	SF	4.00	4.00	100	1991	1991	3	59.5	5,555	
2	0858	SCULP CONC	0 100	29	6	174.00	SF	13.00	13.00	100	1991	1991	3	86	1,945	
3	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1991	1991	3	68	2,380	
4	0861	POOL GUNIT	0 100	28	12	336.00	SF	85.00	85.00	100	1991	1991	3	20	5,712	
5	0845	KOOL DECK	0 100	0	0	632.00	SF	7.25	7.25	100	1991	1991	3	59.5	2,726	
6	0910	SCRN RM L	0 100	0	0	965.00	SF	15.00	15.00	100	1991	1991	3	20	2,895	

TOTAL OB/XF		21,213	
BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

BUILDING NOTES	

BUILDING DIMENSIONS	
UST=[YR=1993] W9 BAS=[YR=1993] W9 S5 E2 S4 W2 S14 W16 N3 W2 N1 W7 S1 W2 S2 W2 N1 W7 S1 W2 S2 W2 FEP=[YR=1993] W7 S11 E7 N1 \$ S11 W7 S22 E4 S3 E22 FOP=[YR=1993] S2 E7 N15 W7 S13 \$ N13 E7 S9 E13 S4 FGR=[YR=1993] S28 E14 N4 E22 N28 W22 FST=[YR=1993] N4 W4 S8 E4 N4 \$ S4 W14 \$ E10 N8 E4 S4 E14 N13 W3 N5 W1 N13 W3 N16 W9 N7 \$ S7 E9 N7 \$.	

LAND DESCRIPTION		TOTAL OB/XF		21,213																				
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	RES	100		R1-G	0.00	0.00	1.00	UT		1.00	1.00	1.00	200,000.00	200,000.00	200,000							