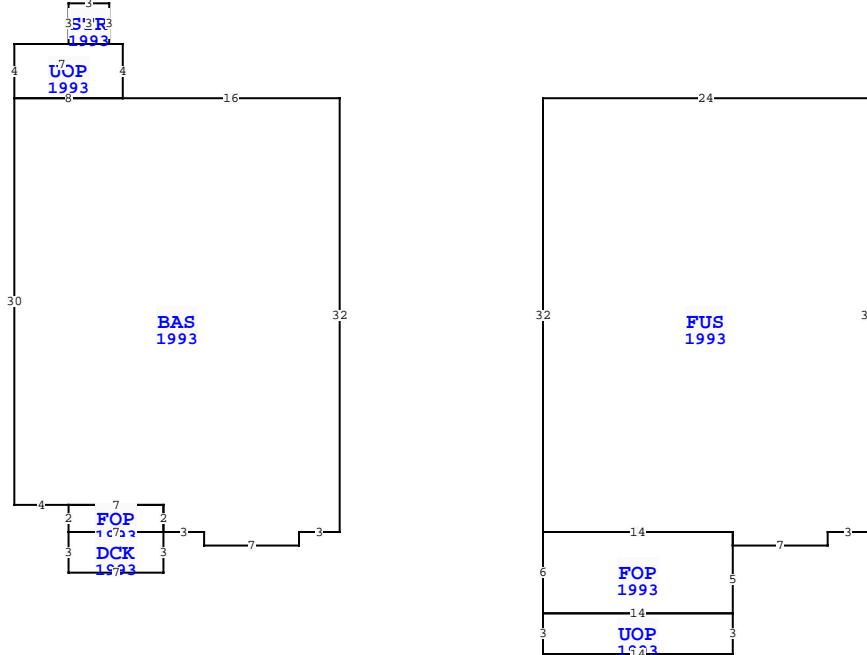


ELEMENT		BUILDING CHARACTERISTICS	
CD	CONSTRUCTION		
05	AVERAGE 50		
15	CONC BLOCK 50		
03	GABLE/HIP 100		
03	COMP SHNGL 100		
05	DRYWALL 100		
14	CARPET 80		
11	CLAY TILE 20		
03	CENTRAL 100		
04	AIR DUCTED 100		
	3 100		
	2 100		
02	WOOD FRAME 100		
2.	2. 100		
	0 100		
02	DIST FB 100		
00	NONE 100		
03	Quality Level 03		
0100	SINGLE FAMILY		
	MKT AREA		01
NEIGHBORHOOD/LOC 1069.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	753	100	1993
DCK	21	10	1993
FOP	14	30	1993
FOP	84	30	1993
FUS	775	100	1993
STR	9	10	1993
UOP	32	20	1993
UOP	42	20	1993
TOTALS	1,730		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	TOWNHOUSE	- 100%	- 2012		Heated Area: 1528					HX Base Yr 2012	



NASSAU COUNTY PROPERTY			PAGE 1 of 1
VALUATION SUMMARY			2
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		232,392	
TOTAL MARKET OB/XF VALUE		0	
TOTAL LAND VALUE - MARKET		360,000	
TOTAL MARKET VALUE		592,392	
SOH/AGL Deduction		381,528	
ASSESSED VALUE		210,864	
TOTAL EXEMPTION VALUE		HX HB 50,722	
BASE TAXABLE VALUE		160,142	
TOTAL JUST VALUE		592,392	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		452,211	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20101301	XFOB	900	08/06/2010
B990786	REPAIR/RRF	750	07/02/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
0736/1016	8/15/1995	WD	Q	I	01	100
GRANTOR: CRIBBS JACK W						
GRANTEE: CRIBBS JACK W & REB						
0718/1649	11/23/1994	WD	Q	I		75,000
GRANTOR: ROBINSON ROBERT J & R						
GRANTEE: CRIBBS JACK W						

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

3165 S FLETCHER AV 6, FERNANDINA BEACH FL 32034

BLD DATE	09/24/2012	KK	LGL DATE	
XF DATE			LAND DATE	05/07/2025
INC DATE			AG DATE	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=1993] W16 UOP=[YR=1993] N4 W1 STR=[YR=1993] N3 W3 S3 E3\$ W7 S4 E8 \$ W8 S30 E4 FOP=[YR=1993] S2 DCK=[YR=1993] S3 E7 N3 W7\$ E7 N2 W7 \$ E7 S2 E3 S1 E7 N1 E3 N32\$ PTR=E15 FUS=[YR=1993] E24 S32 W3 S1 W7 FOP=[YR=1993] S5 UOP=[YR=1993] S3 W14 N3 E14\$ W14 N6 E14 S1\$ N1 W14 N32\$ W15\$.	

LAND DESCRIPTION																	
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE
1	000100	C	RES	100	0003	R-3	0.00	0.00	1.00	LT		1.00	1.00	1.20	300,000.00	360,000.00	360,000