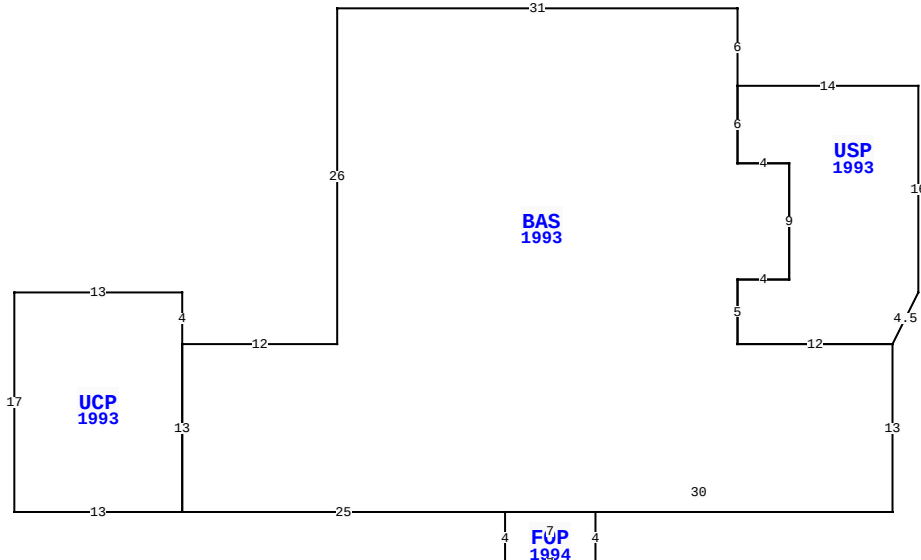


KENT BARBARA
2009 SUNRISE DRIVE
FERNANDINA BEACH, FL 32034

00-00-31-1800-0188-0080

BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1	8								
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																				
Exterior Wall	12	CEDAR 100	0100	01	1,681	106.0000	106.00	178,186	1954	1954	0	0	0	35.00	65.00	VALUATION BY										STANDARD									
Roof Structure	03	GABLE/HIP 100	1 SINGLE FAM - 0% - 2024													Heated Area: 1557										HX Base Yr									
Roof Cover	01	MINIMUM 100														BUILDING MARKET VALUE										115,821									
Interior Wall	05	DRYWALL 100														TOTAL MARKET OB/XF VALUE										4,554									
Interior Floor	08	SHT VINYL 100														TOTAL LAND VALUE - MARKET										130,000									
Air Condition	03	CENTRAL 100														TOTAL MARKET VALUE										250,375									
Heating Type	04	AIR DUCTED 100														SOH/AGL Deduction										13,282									
Bedrooms		3 100														ASSESSED VALUE										237,093									
Bathrooms		1 100														TOTAL EXEMPTION VALUE										0									
Frame Stories	02	WOOD FRAME 100														BASE TAXABLE VALUE										237,093									
	1.	1. 100														TOTAL JUST VALUE										250,375									
Units		0 100														NCON VALUE										0									
BUD8 Adjustme	05	DIST 1A 100	INCOME VALUE																																
Occupancy	00	NONE 100	PREVIOUS YEAR MKT VALUE										215,539																						