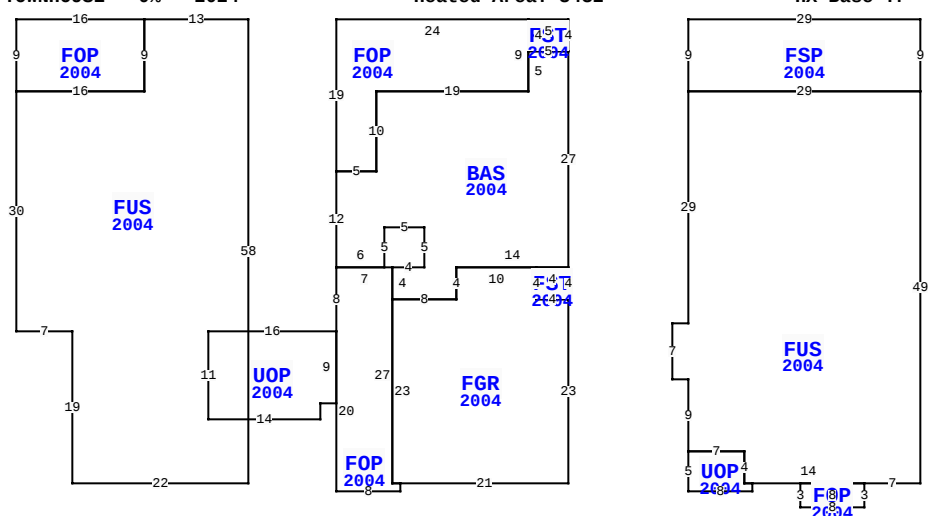


REX FAMILY TRUST/WILKINS MARTHA A TRUSTEE
2700 PACES FERRY RD SE UNIT 30
ATLANTA, GA 30339

00-SB-30-185R-0020-0000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY									
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		17	CB STUCCO 100		0320	12	4,086	184.1576	184.16	752,478	2004	2004	0	0	10.00	90.00	VALUATION BY		STANDARD										
Roof Structure		08	IRREGULAR 100		1 TOWNHOUSE - 0% - 2024												Heated Area: 3432												
Roof Cover		07	CONC TILE 100		HX Base Yr																								
Interior Wall		05	DRYWALL 100																										
Interior Floor		11	CLAY TILE 70																										
Interior Floor		14	CARPET 30																										
Air Condition		03	CENTRAL 100																										
Heating Type		04	AIR DUCTED 100																										
Bedrooms			3 100																										
Bathrooms			4 100																										
Frame		02	WOOD FRAME 100																										
Stories		3.	3. 100																										
Units			0 100																										
Quality		03	Quality Level 03																										
DOR CODE		0100	SINGLE FAMILY																										
MAP NUM			MKT AREA														03												
NEIGHBORHOOD/LOC		3023.00																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																								
BAS	620	100	2004	620	102,761																								
FGR	546	55	2004	300	49,723																								
FOP	24	30	2004	7	1,160																								
FOP	144	30	2004	43	7,127																								
FOP	197	30	2004	59	9,779																								
FOP	266	30	2004	80	13,260																								
FSP	261	40	2004	104	17,238																								
FST	16	55	2004	9	1,491																								
FST	20	55	2004	11	1,823																								
FUS	1,405	100	2004	1,405	232,871																								
TOTALS	5,114			4,086	677,230																								
EXTRA FEATURES					95206 SPRING TIDE LN, 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	0811	CONCRETE B	0	0	0	560.00	SF	5.20	5.20	100	2004	2004	3	83	2,417														
2	0810	CONCRETE A	0	0	15	4	60.00	SF	6.50	100	2004	2004	3	83	324														
3	0810	CONCRETE A	0	0	0	228.00	SF	6.50	6.50	100	2004	2004	3	83	1,230														
4	1126	CB/STC 8"	0	0	0	128.00	SF	8.00	8.00	100	2004	2004	3	83	850														
5	0504	FP-ELECTRI	0	0	0	1.00	UT	2,000.00	2,000.00	100	2004	2004	3	87	1,740														
6	0410	ELEVATOR	0	0	0	1.00	UT	10,000.00	10,000.00	100	2004	2004	3	100	10,000														
LAND DESCRIPTION					TOTAL OB/XF												16,561												
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	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV					
1	000116	C	RES MARSH	0		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	650,000.00	650,000.00	650,000												