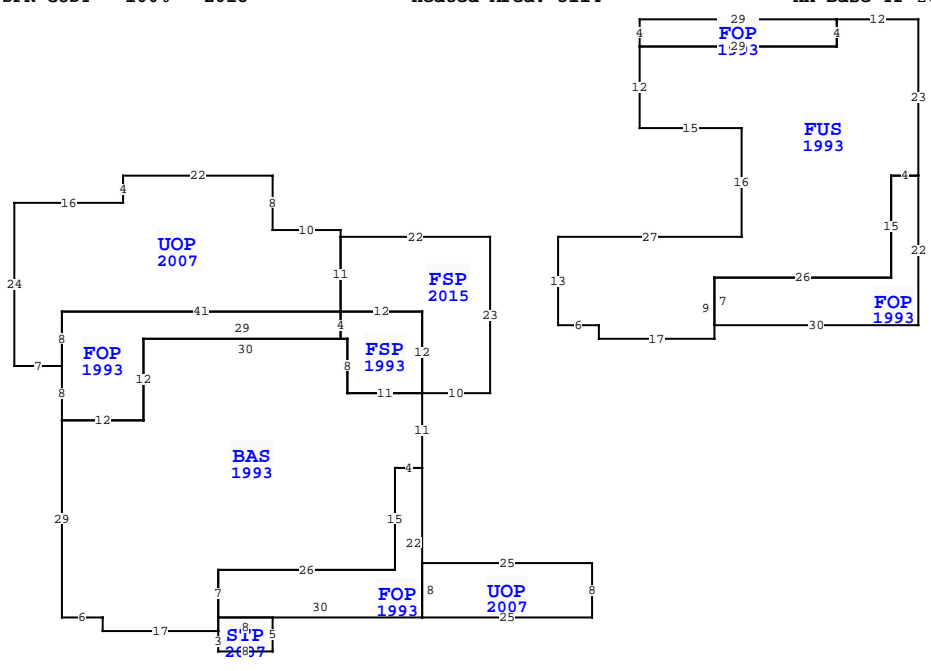


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
BUD8 Adjustme	05	DIST 1A 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
1	SFR CUST	- 100%	- 2018								
Heated Area: 3114						HX Base Yr 2018					



NASSAU COUNTY PROPERTY			PAGE 1 of 2	5
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 5			Tax Dist:	
BUILDING MARKET VALUE			769,446	
TOTAL MARKET OB/XF VALUE			26,184	
TOTAL LAND VALUE - MARKET			850,000	
TOTAL MARKET VALUE			1,645,630	
SOH/AGL Deduction			441,048	
ASSESSED VALUE			1,204,582	
TOTAL EXEMPTION VALUE			50,722	
BASE TAXABLE VALUE			1,153,860	
TOTAL JUST VALUE			1,645,630	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			1,509,835	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1531524	ENLRFSP	7,366	12/01/2015
E17623	ELEC OTHER	2,000	07/01/2006
M11716	MECH OTHER	0	07/01/2006
P10854	OTHER	0	03/01/2006
R08939	REPAIR/RRF	1,800	02/01/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1473/1785	1/24/2007	WD	U	I	07	100

GRANTOR: DAY ARTHUR L & DANA D						
GRANTEE: DAY DANA D & ARTHUR						
1386/1509	2/03/2006	WD	Q	I	01	100
GRANTOR: DAY ARTHUR L & DANA D						
GRANTEE: DAY DANA D & ARTHUR						

BUILDING NOTES

BUILDING DIMENSIONS
FSP=[YR=2015] W22 UOP=[YR=2007] N1 W10 N8 W22 S4 W16 S24 E7 FOP=[YR=1993] S8 BAS=[YR=1993] S29 E6 S2 E17 STP=[YR=2007] S3 E8 N5 W8 S2\$ N2 FOP=[YR=1993] E30 UOP=[YR=2007] E25 N8 W25S8\$ N22 W4 S15 W26 S7\$ N7 E26 N15 E4 N11 FSP=[YR=1993] N12 W12 S4 E1 S8 E11\$ W11 N8 W30 S12 W12\$E12 N12 E29 N4 W41 S8\$ N8 E41 N11\$ S11 E12 S12 E10 N23\$ PTR= E10 FUS=[YR=1993] E27 N16 W15 N12 FOP=[YR=1993] N4 E29 S4 W29 \$ E29 N4 E12 S23 FOP=[YR=1993] S22 W30 N7 E26N15 E4\$ W4 S15 W26 S9 W17 N2 W6 N13 \$ W10 \$.

QUALITY	CD	QUALITY LEVEL			
04		Quality Level 04			
DOR CODE 0100 SINGLE FAMILY					
MAP NUM MKT AREA 10					
NEIGHBORHOOD/LOC 10001.00					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,705	100	1993	1,705	235,469
FOP	116	30	1993	35	4,834
FOP	270	30	1993	81	11,187
FOP	270	30	1993	81	11,187
FOP	308	30	1993	92	12,706
FSP	136	40	1993	54	7,458
FSP	362	40	2015	145	20,025
FUS	1,409	100	1993	1,409	194,590
STP	40	10	2007	4	552
UOP	200	20	2007	40	5,524
TOTALS	5,688			3,820	527,561

** This building has 11 Sub-Areas

BLD DATE	04/25/2008	DJ	LGL DATE	
XF DATE			LAND DATE	05/07/2025
INC DATE			AG DATE	MLU

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	0504	FP-ELECTRI	0	100	0	0		1.00	UT 2,000.00	2,000.00	100	1981	1981	3	46.5	930
2	0855	CONC PAVER	0	100	0	0		896.00	SF 10.00	10.00	100	2002	2002	3	80	7,168
3	0855	CONC PAVER	0	100	0	0		2,903.00	SF 7.00	7.00	100	2009	2009	3	89	18,086

LAND DESCRIPTION	TOTAL OB/XF																							
	26,184																							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000131	C	RES CREEK	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	850,000.00	850,000.00	850,000							

LOT 204
IN OR 1473/1785
MARSH CREEK UNIT 4 PB 4/39

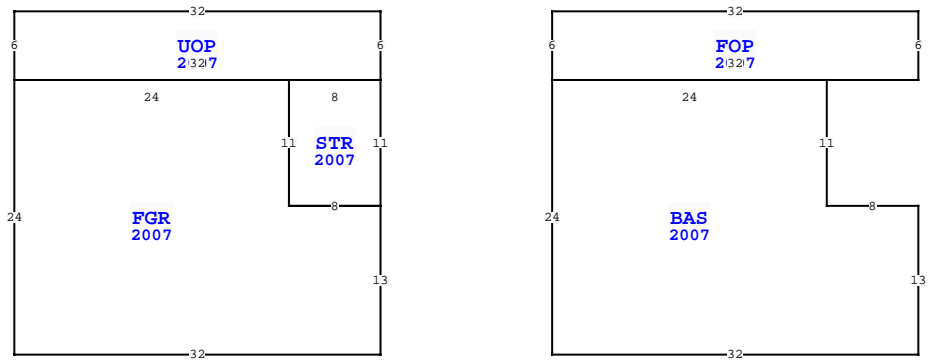
DAY DANA DOUNSON TRUST/DAY DANA D TRUSTEE
5 SANDHILL CRANE RD
FERNANDINA BEACH, FL 32034

2025

01-6N-29-1340-0204-0000

BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	10 ABOVE AVG 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	11 CLAY TILE 100
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	2 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	2. 2. 100
Units	0 100
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		
2 SFR CUST - 100% - 2018		1,159	143.5770	226.85	262,919	2007	2007	0	0	8.00	92.00		
Heated Area: 680 HX Base Yr 2018													



Quality	04 Quality Level 04				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 10				
NEIGHBORHOOD/LOC	10001.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	680	100	2007	680	141,917
FGR	680	55	2007	374	78,055
FOP	192	30	2007	58	12,104
STR	88	10	2007	9	1,879
UOP	192	20	2007	38	7,930
TOTALS	1,832			1,159	241,885

5 SANDHILL CRANE RD, FERNANDINA BEACH

BLD DATE	04/25/2008	DJ	LGL DATE	
XF DATE			LAND DATE	05/07/2025
INC DATE			AG DATE	

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

TOTAL OB/XF 0

LAND DESCRIPTION														
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

NASSAU COUNTY PROPERTY		PAGE 2 of 2	5
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1386/1509	2/03/2006	WD	Q	I	01	100
GRANTOR: DAY ARTHUR L & DANA D						
GRANTEE: DAY DANA D & ARTHUR						

BUILDING NOTES													

BUILDING DIMENSIONS													
UOP=[YR=2007] W32 S6 FGR=[YR=2007] S24 E32 N13													
STR=[YR=2007] N11 W8 S11 E8 \$ W8 N11 W24\$ E32 N6\$ PTR=E15													
FOP=[YR=2007] S6 BAS=[YR=2007] S24 E32 N13 W8 N11 W24\$ E32 N6 W32\$ W15\$.													