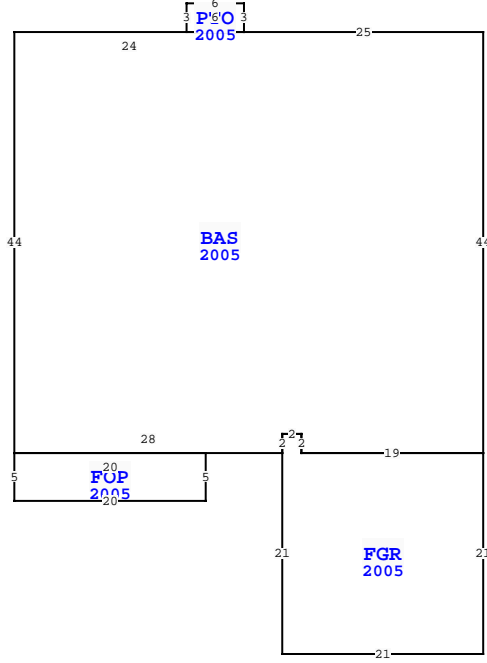


BUILDING CHARACTERISTICS					
ELEMENT	CD CONSTRUCTION				
Exterior Wall	05 AVERAGE 70				
Exterior Wall	16 WD FR STUC 30				
Roof Structure	03 GABLE/HIP 100				
Roof Cover	03 COMP SHNGL 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	14 CARPET 80				
Interior Floor	15 HARDTILE 20				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	4 100				
Bathrooms	2 100				
Frame	02 WOOD FRAME 100				
Stories	1. 1. 100				
Units	0 100				
Occupancy	00 NONE 100				
Quality	04 Quality Level 04				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 04				
NEIGHBORHOOD/LOC	4050.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,152	100	2005	2,152	215,844
FGR	445	55	2005	245	24,573
FOP	100	30	2005	30	3,009
PTO	18	5	2005	1	101
TOTALS	2,715			2,428	243,526

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,428	110.6175	110.62	268,585	2005	2005	0	0	9.33	90.67
1 SINGLE FAM - 100% - 2006 Heated Area: 2152 HX Base Yr 2006											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			243,526
TOTAL MARKET OB/XF VALUE			3,678
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			297,204
SOH/AGL Deduction			131,477
ASSESSED VALUE			165,727
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			115,005
TOTAL JUST VALUE			297,204
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			286,853

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E0413955	ELEC OTHER	2,000	12/01/2004
B0413168	NEW CONSTR	158,070	07/01/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
9999/9999	3/29/2005	CN	Q	I		163,700
GRANTOR: KB HOME JACKSONVILLE						
GRANTEE: GASPUCCI ANTHONY &						
1168/1401	9/08/2003	WD	U	V	19	1,883,700
GRANTOR: POINTE CARTESIAN LLC						
GRANTEE: KB HOME JACKSONVILL						

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	0811	CONCRETE B	0	100	0	842.00	SF	5.20	5.20	100	2005	2005	3	84	3,678	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2005] W25 PTO=[YR=2005] N3 W6 S3 E6\$ W24 S44 FOP=[YR=2005] S5 E20 N5 W20\$ E28 FGR=[YR=2005] S21 E21 N21 W19 N2 W2 S2\$ N2 E2 S2 E19 N44 \$.	

LAND DESCRIPTION															TOTAL OB/XF									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	0003	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							