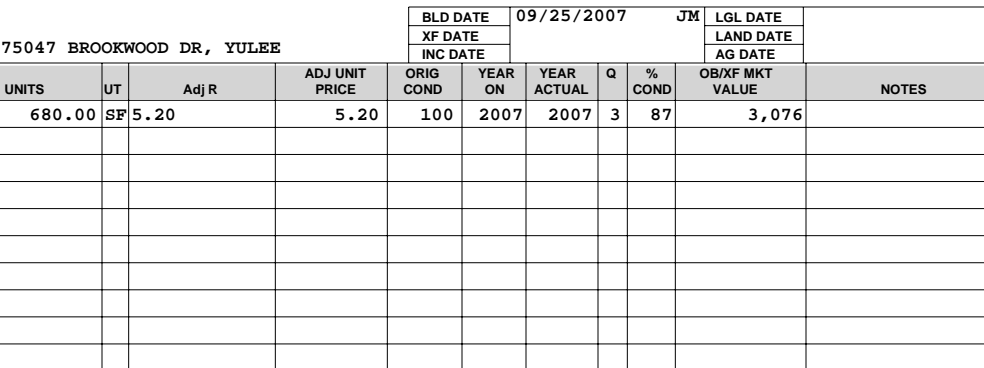


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 60
Interior Floor	12	HARDWOOD 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	3	100
Frame	02	WOOD FRAME 100
Stories	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		
0100	01	3,572	98.1000	98.10	350,413	2007	2007	0	0	8.50	91.50		



NASSAU COUNTY PROPERTY			PAGE 1 of 1	4
VALUATION SUMMARY				
VALUATION BY		STANDARD		
Tax Group: 4		Tax Dist:		
BUILDING MARKET VALUE		320,628		
TOTAL MARKET OB/XF VALUE		3,076		
TOTAL LAND VALUE - MARKET		55,000		
TOTAL MARKET VALUE		378,704		
SOH/AGL Deduction		0		
ASSESSED VALUE		378,704		
TOTAL EXEMPTION VALUE		0		
BASE TAXABLE VALUE		378,704		
TOTAL JUST VALUE		378,704		
NCON VALUE		0		
INCOME VALUE		0		
PREVIOUS YEAR MKT VALUE		364,389		

Quality	03	Quality Level 03			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA 05			
NEIGHBORHOOD/LOC	5005.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,558	100	2007	1,558	139,849
FGR	447	55	2007	246	22,082
FOP	48	30	2007	14	1,256
FOP	72	30	2007	22	1,975
FUS	1,732	100	2007	1,732	155,467
TOTALS	3,857			3,572	320,628

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E18355	ELEC OTHER	1,500	11/01/2006
M12242	MECH OTHER	0	11/01/2006
P11625	OTHER	0	10/01/2006
C18572	CO ISSUED	0	09/01/2006
R09756	REPAIR/RRF	2,000	09/01/2006
B18572	NEW CONSTR	250,338	09/01/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2621/0995	2/23/2023	WD	U	I	11	100

GRANTOR: P5 2021-2 BORROWER LL
GRANTEE: PROGRESS RESIDENTIA
2548/1636 3/15/2022 SW Q I 05 714,500
GRANTOR: ZILLOW HOMES PROPERTY
GRANTEE: P5 2021-2 BORROWER

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	0	0	0		5.20	100	2007	2007	3	87	3,076	

TOTAL OB/XF														3,076
75047 BROOKWOOD DR, YULEE														

BUILDING NOTES													

BUILDING DIMENSIONS													
FOP=[YR=2007] W12 BAS=[YR=2007] W32 S41 E11 FOP=[YR=2007] S4 E12 FGR=[YR=2007] S9 E21 N21 W17 U2 L2 W2 S14\$ N4 W12\$ E12 N10 E2 R2 D2 E17 N27 W12 N6\$ S6 E12 N6\$ PTR=W62 FUS=[YR=2007] W12 N6 W32 S41 E44 N35\$ E62\$.													

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	000134	C	RES POND	0	0003	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							