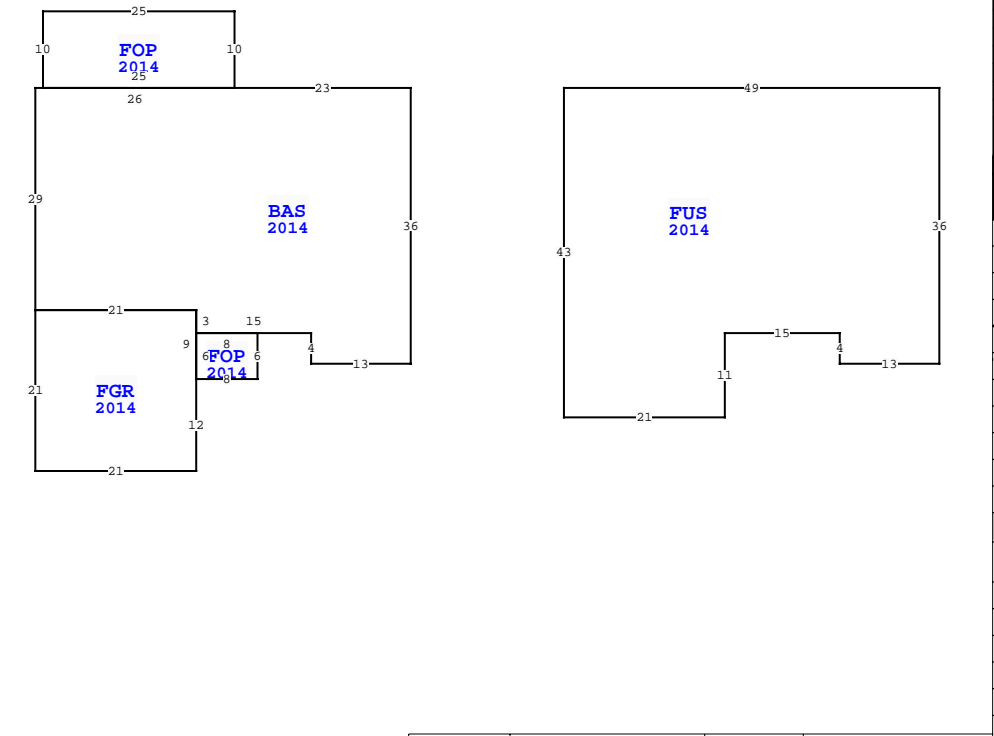


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	05 AVERAGE 80
Exterior Wall	16 WD FR STUC 20
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 60
Interior Floor	08 SHT VINYL 40
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	3 100
Frame	02 WOOD FRAME 100
Stories	2. 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	3,740	94.1400	94.14	352,084	2014	2014	0	0	4.60	95.40



Quality					
DOR CODE	Quality Level				
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	1,557	100	2014	1,557	139,834
FGR	441	55	2014	243	21,824
FOP	48	30	2014	14	1,257
FOP	250	30	2014	75	6,736
FUS	1,851	100	2014	1,851	166,237
TOTALS	4,147			3,740	335,888

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	0		5.20	5.20	100	2014	2014	3	94	6,222	

TOTAL OB/XF									
6,222									

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
1	000100	C	RES	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 07/30/2025 BY SYS																							
---	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			335,888
TOTAL MARKET OB/XF VALUE			6,222
TOTAL LAND VALUE - MARKET			55,000
TOTAL MARKET VALUE			397,110
SOH/AGL Deduction			144,299
ASSESSED VALUE			252,811
TOTAL EXEMPTION VALUE	HX HB WX		55,722
BASE TAXABLE VALUE			197,089
TOTAL JUST VALUE			397,110
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			382,044

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1327760	NEW CONSTR	395,246	10/01/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1920/1013	5/28/2014	QC	U	I	11	100

GRANTOR: BEMBRY ANTHONY MARION
GRANTEE: BEMBRY LASHONDA CHA
1901/0033 1/09/2014 SW Q I 01 230,400
GRANTOR: KB HOME JACKSONVILLE
GRANTEE: BEMBRY ANTHONY MARI

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2014] W23 FOP=[YR=2014] N10 W25 S10 E25\$ W26 S29 FGR=[YR=2014] S21 E21 N12 FOP=[YR=2014] E8 N6 W8 S6\$ N9 W21\$ E21 S3 E15 S4 E13 N36\$ PTR=E20 FUS=[YR=2014] E49 S36 W13 N4 W15 S11 W21 N43\$ W20\$.