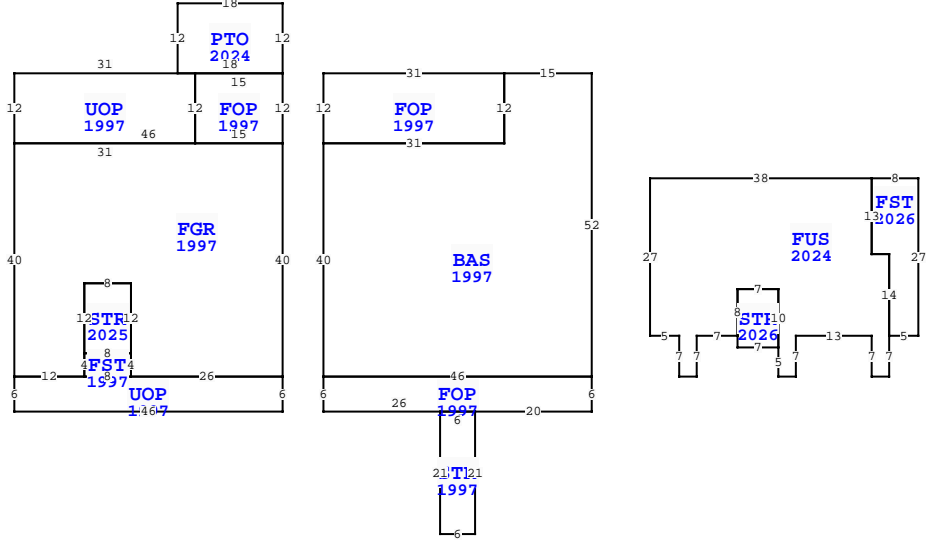




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 50
Exterior Wall	31	HARDIE BRD 50
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 60
Interior Floor	09	PINE WOOD 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	03	MASONRY 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SFR	CUST	- 0%	- 2025							
Heated Area: 3095						HX Base Yr					



\*\* This building has 14 Sub-Areas

BLD DATE	LGL DATE	03/19/2024	MLU
XF DATE	LAND DATE		
INC DATE	AG DATE		

NASSAU COUNTY PROPERTY			PAGE 1 of 1
VALUATION SUMMARY			7
VALUATION BY			STANDARD
Tax Group: 7	Tax Dist:		
BUILDING MARKET VALUE			572,840
TOTAL MARKET OB/XF VALUE			7,620
TOTAL LAND VALUE - MARKET			332,500
TOTAL MARKET VALUE			912,960
SOH/AGL Deduction			0
ASSESSED VALUE			912,960
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			912,960
TOTAL JUST VALUE			912,960
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			886,641

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B25000237	REMODEL AND ADDIT	150,000	01/08/2025
973738	NEW CONSTR	160,000	03/01/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2701/1236	3/15/2024	WD Q	Q	I	02	1,150,000
GRANTOR: BLANTON DARRELL G & S						
GRANTEE: TATUM SONYA DOANE &						
0706/1981	6/15/1994	WD Q	Q	V		47,000
GRANTOR: AMELIA ISLAND CO						
GRANTEE: BLANTON DARRELL & S						

EXTRA FEATURES	
1 0812 CONCRETE C	7,620

BUILDING NOTES	
BAS=[YR=1997;ORIG=31,0] E15 S52 W46 N40 E31 N12 \$	
FGR=[YR=1997;ORIG=-53,52] N40 E46 S40 W26 N4 N12 W8 S12 S4 W12 \$	
FUS=[YR=2024;ORIG=56,18] E38 S13 E3 S14 S7 W3 N7 W13 S7 W3 N5 N10 W7 S8 W7 S7 W3 N7 W5 N27 \$	
FOP=[YR=1997;ORIG=0,0] E31 S12 W31 N12 \$	
UOP=[YR=1997;ORIG=-53,12] N12 E31 S12 W31 \$	
UOP=[YR=1997;ORIG=-53,58] N6 E12 E8 E26 S6 W46 \$	
POP=[YR=1997;ORIG=46,52] S6 W20 W26 N6 E46 \$	
PTO=[YR=2024;ORIG=-7,0] W18 N12 E18 S12 \$	
FOP=[YR=1997;ORIG=-22,0] E15 S12 W15 N12 \$	
FST=[YR=2026;ORIG=97,45] E5 N27 W8 S13 E3 S14 \$	

BUILDING DIMENSIONS	
BAS=[YR=1997;ORIG=31,0] E15 S52 W46 N40 E31 N12 \$	
FGR=[YR=1997;ORIG=-53,52] N40 E46 S40 W26 N4 N12 W8 S12 S4 W12 \$	
FUS=[YR=2024;ORIG=56,18] E38 S13 E3 S14 S7 W3 N7 W13 S7 W3 N5 N10 W7 S8 W7 S7 W3 N7 W5 N27 \$	
FOP=[YR=1997;ORIG=0,0] E31 S12 W31 N12 \$	
UOP=[YR=1997;ORIG=-53,12] N12 E31 S12 W31 \$	
UOP=[YR=1997;ORIG=-53,58] N6 E12 E8 E26 S6 W46 \$	
POP=[YR=1997;ORIG=46,52] S6 W20 W26 N6 E46 \$	
PTO=[YR=2024;ORIG=-7,0] W18 N12 E18 S12 \$	
FOP=[YR=1997;ORIG=-22,0] E15 S12 W15 N12 \$	
FST=[YR=2026;ORIG=97,45] E5 N27 W8 S13 E3 S14 \$	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,020	100	1997	2,020	253,202
FGR	1,712	55	1997	942	118,078
FOP	180	30	1997	54	6,768
FOP	276	30	1997	83	10,404
FOP	372	30	1997	112	14,039
FST	32	55	1997	18	2,256
FST	174	55	2026	96	12,033
FUS	1,075	100	2024	1,075	134,749
PTO	216	5	2024	11	1,379
STR	126	10	1997	13	1,629
TOTALS	6,997			4,570	572,840

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	0812	CONCRETE C	0	0	0	0		4.00	100	1997	1997	3	72	7,620	

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	000116	C	RES MARSH	0		PUD	0.00	0.00	1.00	LT		1.00	1.00	0.95	350,000.00	332,500.00	332,500							