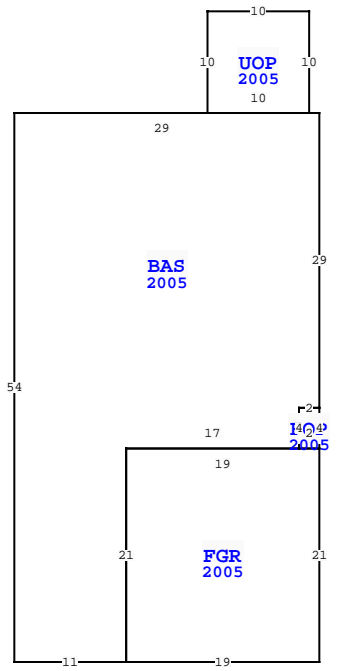




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	08	SHT VINYL	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	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	4038.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,213	100	2005
FGR	399	55	2005
FOP	8	30	2005
UOP	100	20	2005
TOTALS	1,720		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,454	116.7390	116.74	169,740	2005	2005	0	0	0	9.25	90.75
1 SINGLE FAM - 0% - 0 Heated Area: 1213 HX Base Yr												



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY	Tax Group: 4	Tax Dist:	STANDARD
BUILDING MARKET VALUE			154,039
TOTAL MARKET OB/XF VALUE			2,962
TOTAL LAND VALUE - MARKET			65,000
TOTAL MARKET VALUE			222,001
SOH/AGL Deduction			15,953
ASSESSED VALUE			206,048
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			206,048
TOTAL JUST VALUE			222,001
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			212,599

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M09604	NEW CONSTR	0	04/01/2005
E14490	NEW CONSTR	0	03/01/2005
P09198	NEW CONSTR	0	03/01/2005
B14484	NEW CONSTR	93,494	02/01/2005
R07165	REPAIR/RRF	5,000	02/01/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1936/1125	9/03/2014	WD	Q	I	01	125,000
GRANTOR: MACDONALD MARY K						
GRANTEE: SEPTEMBER FIRST PAR						
1656/0290	12/29/2009	WD	Q	I	01	120,000
GRANTOR: BOCK JUDITH A						
GRANTEE: MACDONALD MARY K						

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
1	0811	CONCRETE B	0	0	678.00	SF	5.20	5.20	100	2005	2005	3
96050 STARLIGHT LN, YULEE												
BLD DATE 01/21/2015 KK LGL DATE 05/13/2025 MLU												
XF DATE												
INC DATE												
AG DATE												

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2005] W1 UOP=[YR=2005] N10 W10 S10 E10\$ W29 S54 E11	
FGR=[YR=2005] E19 N21 FOP=[YR=2005] N4 W2 S4 E2\$ W19 S21\$ N21	
E17 N4 E2 N29\$.	

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	65,000.00	65,000.00	65,000								