



| BUILDING CHARACTERISTICS |                  |                  |
|--------------------------|------------------|------------------|
| ELEMENT                  | CD               | CONSTRUCTION     |
| Exterior Wall            | 10               | ABOVE AVG 100    |
| Roof Structure           | 03               | GABLE/HIP 100    |
| Roof Cover               | 03               | COMP SHNGL 100   |
| Interior Wall            | 05               | DRYWALL 100      |
| Interior Floor           | 11               | CLAY TILE 70     |
| Interior Floor           | 14               | CARPET 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                  | 06               | Quality Level 06 |
| DOR CODE                 | 0100             | SINGLE FAMILY    |
| MAP NUM                  |                  | MKT AREA 04      |
| NEIGHBORHOOD/LOC         | 4071.0100        |                  |
| AREA TYPE                | TOTAL GROSS AREA | PCT OF BASE      |
| BAS                      | 2,042            | 100              |
| FGR                      | 440              | 55               |
| FOP                      | 58               | 30               |
| FSP                      | 210              | 40               |
| TOTALS                   | 2,750            |                  |

| MARKET ADJUSTMENTS                                           |                  |             |             |                |                      |      |      |      |      |   |      |        |
|--------------------------------------------------------------|------------------|-------------|-------------|----------------|----------------------|------|------|------|------|---|------|--------|
| TYPE                                                         | MDL              | EFF. AREA   | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW       | AYB  | EYB  | ECON | FNCT |   | NORM | % COND |
| 0100                                                         | 01               | 2,385       | 130.8447    | 130.84         | 312,053              | 2020 | 2020 | 0    | 0    | 0 | 1.50 | 98.50  |
| 1 SINGLE FAM - 100% - 2025 Heated Area: 2042 HX Base Yr 2025 |                  |             |             |                |                      |      |      |      |      |   |      |        |
|                                                              |                  |             |             |                |                      |      |      |      |      |   |      |        |
| AREA TYPE                                                    | TOTAL GROSS AREA | PCT OF BASE | YEAR        | TOT ADJ AREA   | SUBAREA MARKET VALUE |      |      |      |      |   |      |        |
| BAS                                                          | 2,042            | 100         | 2020        | 2,042          | 263,167              |      |      |      |      |   |      |        |
| FGR                                                          | 440              | 55          | 2020        | 242            | 31,188               |      |      |      |      |   |      |        |
| FOP                                                          | 58               | 30          | 2020        | 17             | 2,191                |      |      |      |      |   |      |        |
| FSP                                                          | 210              | 40          | 2020        | 84             | 10,826               |      |      |      |      |   |      |        |
| TOTALS                                                       | 2,750            |             |             | 2,385          | 307,372              |      |      |      |      |   |      |        |

86532 REST HAVEN CT, YULEE

|          |            |    |           |  |
|----------|------------|----|-----------|--|
| BLD DATE | 05/17/2022 | NW | LGL DATE  |  |
| XF DATE  |            |    | LAND DATE |  |
| INC DATE |            |    | AG DATE   |  |

| EXTRA FEATURES |            |             |     |     |   |   |        |    |       | 86532 REST HAVEN CT, YULEE |           |         |             | INC DATE |        | AG DATE         |       |
|----------------|------------|-------------|-----|-----|---|---|--------|----|-------|----------------------------|-----------|---------|-------------|----------|--------|-----------------|-------|
| 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 | 741.00 | SF | 5.20  | 5.20                       | 100       | 2020    | 2020        | 3        | 98     | 3,776           |       |
|                |            |             |     |     |   |   |        |    |       |                            |           |         |             |          |        |                 |       |
|                |            |             |     |     |   |   |        |    |       |                            |           |         |             |          |        |                 |       |
|                |            |             |     |     |   |   |        |    |       |                            |           |         |             |          |        |                 |       |
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