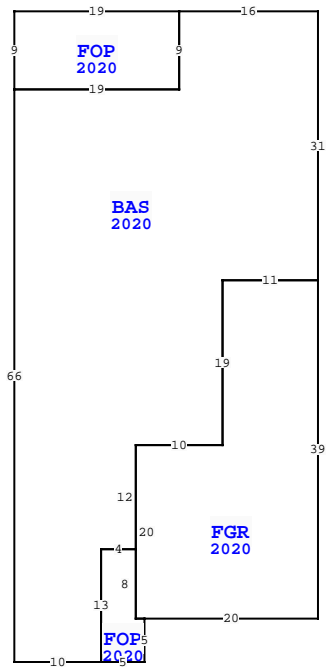


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	11	CLAY TILE	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Occupancy	00	NONE	100
Quality	05	Quality Level	05
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4068.100		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,668	100	2020
FGR	629	55	2020
FOP	57	30	2020
FOP	171	30	2020
TOTALS	2,525		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1											
1 SINGLE FAM - 100% - 2021			Heated Area: 1668			HX Base Yr 2021					



VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		255,342
TOTAL MARKET OB/XF VALUE		3,496
TOTAL LAND VALUE - MARKET		85,000
TOTAL MARKET VALUE		343,838
SOH/AGL Deduction		113,354
ASSESSED VALUE		230,484
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		179,762
TOTAL JUST VALUE		343,838
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		322,327

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C2005378	CO ISSUED	0	12/17/2020
B2005378	NEW CONSTR	240,691	08/01/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2420/0950	12/23/2020	SW	Q	I	02	256,900
GRANTOR: RICHMOND AMERICAN HOM						
GRANTEE: FLOYD ROGER L & MIC						
2370/0961	6/19/2020	SW	Q	V	05	650,700
GRANTOR: WOODBRIDGE NASSAU LLC						
GRANTEE: RICHMOND AMERICAN H						

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0810	CONCRETE A	0	100	8	3		6.50	6.50	153
2	0811	CONCRETE B	0	100	0	0		5.20	5.20	3,343

TOTAL OB/XF																
95038 COLNAGO CT, FERNANDINA BEACH																
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	0810	CONCRETE A	0	100	8	3		6.50	6.50	100	2020	2020	3	98	153	
2	0811	CONCRETE B	0	100	0	0		5.20	5.20	100	2020	2020	3	98	3,343	
TOTALS																

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[YR=2020] W16 FOP=[YR=2020] W19 S9 E19 N9 S9 W19 S66 E10 FOP=[YR=2020] E5 N5 FGR=[YR=2020] E20 N39 W11 S19 W10 S20 E1 S W1 N8 W4 S13 S N13 E4 N12 E10 N19 E11 N31 S.									

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	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000							