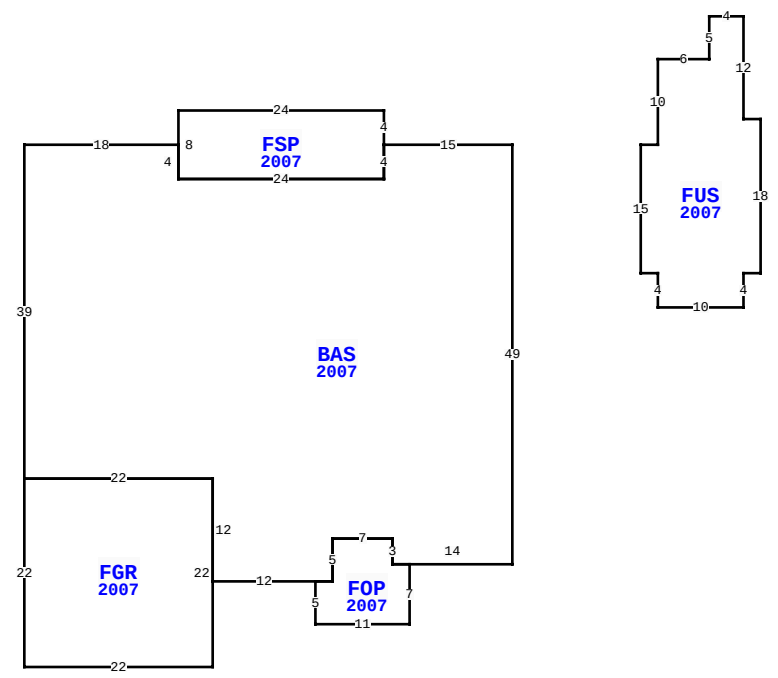


CHASE RICHARD R & RACHEL A
616 KING GEORGE LANE
FERNANDINA BEACH, FL 32034

00-00-31-087I-0175-0000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY														
ELEMENT		CD	CONSTRUCTION		TYPE										VALUATION SUMMARY																			
Exterior Wall		16	WD FR STUC 100		0500	01	3,231	97.0140	177.15	572,372	2007	2007	0	0	9.00	91.00	VALUATION BY				STANDARD													
Roof Structure		03	GABLE/HIP 100		1 SFR CUST 100% - 2017										Heated Area: 2860										HX Base Yr 2017									
Roof Cover		03	COMP SHNGL 100												BUILDING MARKET VALUE										520,859									
Interior Wall		05	DRYWALL 100												TOTAL MARKET OB/XF VALUE										8,888									
Interior Floor		12	HARDWOOD 60												TOTAL LAND VALUE - MARKET										155,000									
Interior Floor		14	CARPET 40												TOTAL MARKET VALUE										684,747									
Air Condition		03	CENTRAL 100												SOH/AGL Deduction										273,287									
Heating Type		04	AIR DUCTED 100												ASSESSED VALUE										411,460									
Bedrooms			4 100												TOTAL EXEMPTION VALUE										HX HB 51,411									
Bathrooms			3 100												BASE TAXABLE VALUE										360,049									
Frame		02	WOOD FRAME 100												TOTAL JUST VALUE										684,747									
Stories		2.	2. 100												NCON VALUE										0									
Units		0	0 100		INCOME VALUE																													
Occupancy		00	NONE 100		PREVIOUS YEAR MKT VALUE										702,360																			
Quality		02	Quality Level 02																															
DOR CODE		0100	SINGLE FAMILY																															
MAP NUM			MKT AREA		01																													
NEIGHBORHOOD/LOC		1079.00																																
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																													
BAS	2,484	100	2007	2,484	400,437																													
FGR	484	55	2007	266	42,881																													
FOP	94	30	2007	28	4,514																													
FSP	192	40	2007	77	12,413																													
FUS	376	100	2007	376	60,613																													
TOTALS		3,630		3,231	520,859																													
EXTRA FEATURES					616 KING GEORGE LN, 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	0504	FP-ELECTRI	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	2007	2007	3	89	1,780																			
6	0911	SCRN RM A	0 100	24	15	360.00	SF	18.00	18.00	100	2010	2010	3	35	2,268																			
10	1126	CB/STC 8"	0 100	0	0	211.00	SF	8.00	8.00	100	2010	2010	3	89	1,502																			
12	0911	SCRN RM A	0 100	12	15	180.00	SF	18.00	18.00	100	2012	2012	3	45	1,458																			
13	0504	FP-ELECTRI	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	2012	2012	3	94	1,880																			