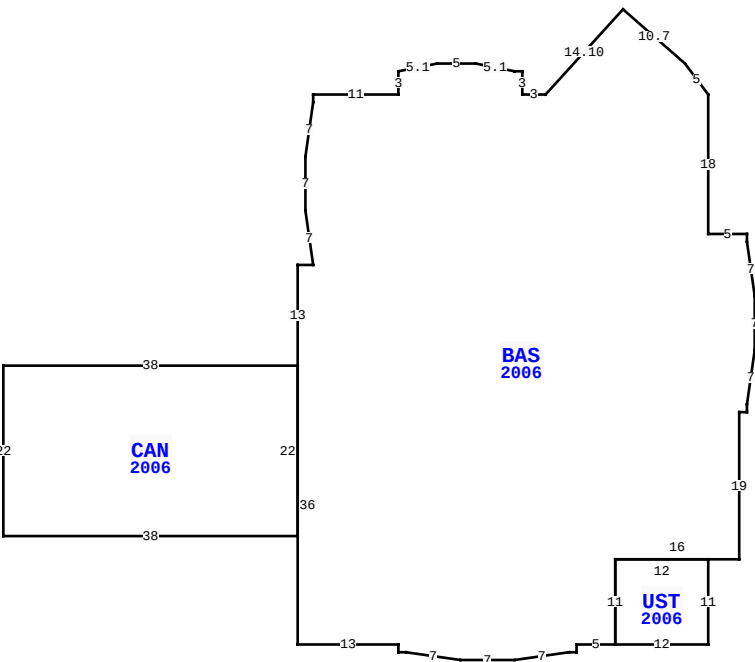


**FIRST PORT CITY BANK/
PO BOX 1070
BAINBRIDGE, GA 39818**

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BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 2	4												
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																				
Exterior Wall	20	FACE BRICK 80								2301	04	4,326	109.2171	220.62	954,402	2006	2006	0	0	0	16.00	84.00	VALUATION BY					STANDARD															
Exterior Wall	28	GLASS THRM 20								1 BANK MAIN 0% - 0												Tax Group: 4					Tax Dist:																
RooF Structur	04	WOOD TRUSS 100								Heated Area: 4022												BUILDING MARKET VALUE					801,698																
RooF Cover	03	COMP SHNGL 100								HX Base Yr												TOTAL MARKET OB/XF VALUE					78,202																
Interior Wall	05	DRYWALL 100																				TOTAL LAND VALUE - MARKET					1,437,480																
Interior Floo	14	CARPET 80																				TOTAL MARKET VALUE					2,317,380																
Interior Floo	11	CLAY TILE 20																				SOH/AGL Deduction					0																
Ceiling	01	FIN.SUSPD 100																				ASSESSED VALUE					2,317,380																
Air Condition	03	CENTRAL 100																				TOTAL EXEMPTION VALUE					0																
Heating Type	04	AIR DUCTED 100																				BASE TAXABLE VALUE					2,317,380																
Fixtures	13	100																				TOTAL JUST VALUE					2,317,380																

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