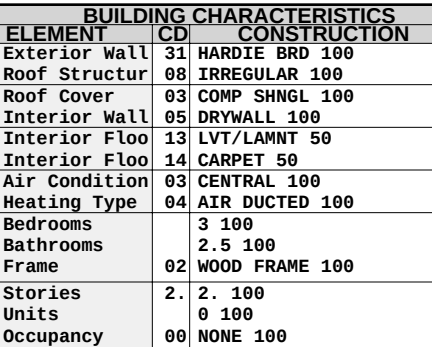
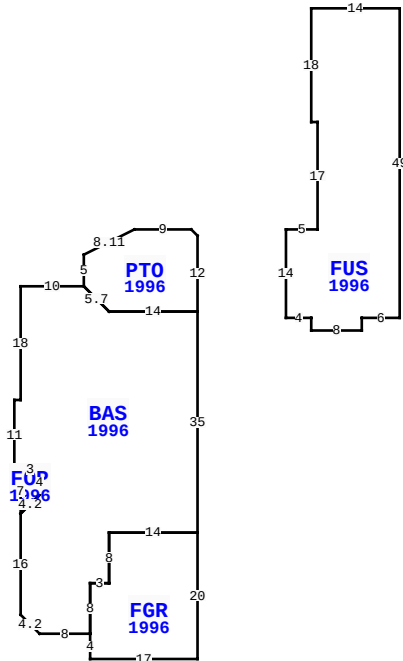


TAYLOR SANDRA G LIVING TRUST/TAYLOR SANDRA G TRUST
95106 VILLAGE DR
FERNANDINA BEACH, FL 32034-0839

37-2N-28-227V-001B-0000



MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0320	01	2,148	116.2770	122.09	262,249	1996	1996	0	0	0	14.25	85.75
1 TOWNHOUSE 100% - 2018					Heated Area: 1959				HX Base Yr 2018			



Quality	04	Quality Level 04	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04

NEIGHBORHOOD/LOC	4015.0100
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1, 218	100	1996	1, 218	127, 515
FGR	316	55	1996	174	18, 217
FOP	17	30	1996	5	523
FUS	741	100	1996	741	77, 577
PTO	210	5	1996	10	1, 047

TOTALS	2,502			2,148	224,879
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EXTRA FEATURES

[illegible]

LAND DESCRIPTION

[illegible]

REVIEW DATE	01/01/2023	BY	CD	Total Acres: 0.00	Total Land Value: 150,000	Market: 0	Agricultural: 0	Common: 150,000	PRINTED 07/09/2026 BY SYS
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PAGE 1 of 1 7

VALUATION SUMMARY		
5	VALUATION BY	STANDARD
3	Tax Group: 7	Tax Dist:
	BUILDING MARKET VALUE	224,879
	TOTAL MARKET OB/XF VALUE	3,322
	TOTAL LAND VALUE - MARKET	150,000
	TOTAL MARKET VALUE	378,201
	SOH/AGL Deduction	202,406
	ASSESSED VALUE	175,795
	TOTAL EXEMPTION VALUE	HX HB WX 56,411
	BASE TAXABLE VALUE	119,384
	TOTAL JUST VALUE	378,201
	NCON VALUE	0
	INCOME VALUE	
	PREVIOUS YEAR MKT VALUE	371,508

[illegible]

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2681/1319	11/16/2023	QC	U	I	11	0

GRANTOR: TAYLOR SANDRA

GRANTEE: TAYLOR SANDRA G LIV

2104/0035	2/28/2017	WD	Q	I	01	255,000
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GRANTOR: CUBBAGE LESLIE P

GRANTEE: TAYLOR SANDRA & ERI

BUILDING NOTES

BUILDING DIMENSIONS

PTO=[YR=1996]	W9	D4	L8	S5	BAS=[YR=1996]	W10	S18	W1	S11	E1			
FOP=[YR=1996]	S7	R3	U3	N4	W\$3	E3	S4	D3	L3	S16	R3	D3	E8
FGR=[YR=1996]	S4	E17	N20	W14	S8	W3	S\$8	N8	E3	N8	E14	N35	W14
U4	L4	\$	D4	R4	E14	N12	L1	U1	\$	PTR=E15	FUS=[YR=1996]	E5	
N17	W1	N18	E14	S49	W6	S2	W8	N2	W4	N18	W4	W15\$.	