

**BATTS JEFF SR & LINDA**  
28576 VIEUX CARRE  
YULEE, FL 32097

**41-3N-28-1250-0139-0000**

| BUILDING CHARACTERISTICS |  |    |                |  |                        |     |           |             |                | MARKET ADJUSTMENTS |      |      |      |      |   |      |        |                   |  | NASSAU COUNTY PROPERTY |  |  |                 |  |  |  |  |  |  |
|--------------------------|--|----|----------------|--|------------------------|-----|-----------|-------------|----------------|--------------------|------|------|------|------|---|------|--------|-------------------|--|------------------------|--|--|-----------------|--|--|--|--|--|--|
| 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            |  | 10 | ABOVE AVG 100  |  | 0500                   | 01  | 3,455     | 124.8808    | 207.30         | 716,222            | 2021 | 2021 |      | 0    | 0 | 1.50 | 98.50  | VALUATION BY      |  | STANDARD               |  |  |                 |  |  |  |  |  |  |
| Roof Structur            |  | 08 | IRREGULAR 100  |  | 1 SFR CUST 100% - 2022 |     |           |             |                |                    |      |      |      |      |   |      |        | Heated Area: 2655 |  |                        |  |  | HX Base Yr 2022 |  |  |  |  |  |  |
| Roof Cover               |  | 13 | STAND SEAM 100 |  |                        |     |           |             |                |                    |      |      |      |      |   |      |        |                   |  |                        |  |  |                 |  |  |  |  |  |  |