



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													
																			VALUATION BY		STANDARD											
																			Tax Group: 8		Tax Dist:											
																			BUILDING MARKET VALUE		0											
																			TOTAL MARKET OB/XF VALUE		0											
																			TOTAL LAND VALUE - MARKET		300,000											
																			TOTAL MARKET VALUE		300,000											
																			SOH/AGL Deduction		212,307											
																			ASSESSED VALUE		87,693											
																			TOTAL EXEMPTION VALUE		0											
																			BASE TAXABLE VALUE		87,693											
																			TOTAL JUST VALUE		300,000											
																			NCON VALUE		0											
																			INCOME VALUE													
																			PREVIOUS YEAR MKT VALUE		190,000											
DOR CODE		0000		VACANT																												
MAP NUM				MKT AREA																03												
NEIGHBORHOOD/LOC		3038.00																														
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		TOT ADJ AREA		SUBAREA MARKET VALUE																								
TOTALS																																
EXTRA FEATURES										LEWIS ST, FERNANDINA BEACH																						