

CALDWELL SARAH A
95024 BARCLAY PL UNIT 3B
FERNANDINA BEACH, FL 32034

00-00-30-028V-0003-03B0

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1				8
ELEMENT		CD	CONSTRUCTION		TYPE		MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY															
Floor			2 100		0288300			0				2005	2005	100	100	0			VALUATION BY										STANDARD					
Location		INTERIOR	INTERIOR 100		1		CONDO - 100% - 2010				SQFT=1908				HX		Base Yr 2010		Tax Group: 8										Tax Dist:					
View Lump		STREET	STREET 100																BUILDING MARKET VALUE										491,000					
Desirable		UPPER FLAT	UPPER FLAT 100																TOTAL MARKET OB/XF VALUE										0					
Balcony		FSP	FSP 100																TOTAL LAND VALUE - MARKET										0					
Parking		ATT GARAGE	ATT GARAGE 100																TOTAL MARKET VALUE										491,000					
Bedrooms			3 100																SOH/AGL Deduction										233,775					
Bathrooms			3 100																ASSESSED VALUE										257,225					
Oth Rooms			2 100																TOTAL EXEMPTION VALUE										HX HB SX		100,000			
																			BASE TAXABLE VALUE										157,225					
																			TOTAL JUST VALUE										491,000					
																			NCON VALUE										0					
																			INCOME VALUE															
																			PREVIOUS YEAR MKT VALUE										406,000					