

PT LOTS 59,60,61,62,63,83,84,
85 & 86 IN OR 1243/1349 BEING
PT OF PARCEL "11-B" (EX HIRTH)

NASSAU COUNTY BOCC
96135 NASSAU PLACE STE 2
YULEE, FL 32097

2023

00-00-30-044B-0059-0020


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: 2				Tax Dist:							
																	BUILDING MARKET VALUE				0							
																	TOTAL MARKET OB/XF VALUE				0							
																	TOTAL LAND VALUE - MARKET				9,925							
																	TOTAL MARKET VALUE				9,925							
																	SOH/AGL Deduction				5,962							
																	ASSESSED VALUE				3,963							
																	TOTAL EXEMPTION VALUE				03 3,963							
																	BASE TAXABLE VALUE				0							
																	TOTAL JUST VALUE				9,925							
																	NCON VALUE				0							
																	INCOME VALUE											
																	PREVIOUS YEAR MKT VALUE				9,925							
DOR CODE					8000 VAC GOVERNMENTAL																							
MAP NUM					MKT AREA												01											
NEIGHBORHOOD/LOC					2021.00																							
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																								
TOTALS																												
EXTRA FEATURES					AMELIA ISLAND PKWY, FERNANDINA BEACH																							
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES													

LAND DESCRIPTION												TOTAL OB/XF															
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES				YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	009600	C	WASTELAND	0		RS-2	0.00	0.00	3.97	AC		1.00	1.00	1.00	2,500.00	2,500.00	9,925										