

BLOCK 27 LOTS 9-12  
 IN OR 1153/1328  
 SEAVIEW SUB PB 1/7

TWENTER KYLE M  
 108 L STREET  
 LAKE LATOWANA, MO 64086

2023

00-00-31-1680-0027-0090



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY											
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1											
ELEMENT	CD									TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND										
																				VALUATION BY STANDARD Tax Group: 2 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 90,000 TOTAL MARKET VALUE 90,000 SOH/AGL Deduction 17,400 ASSESSED VALUE 72,600 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 72,600 TOTAL JUST VALUE 90,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 90,000											
DOR CODE		0000 VACANT																		PERMIT NUM DESCRIPTION AMT ISSUED SALES DATA OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE 1153/1328 7/15/2003 WD Q V CD 90,000 GRANTOR: SLENTZ HARVEY A & PAT GRANTEE: TWENTER KYLE M 0914/1844 1/11/2000 WD Q V CD 42,500 GRANTOR: BOHANON SHIRLEY MAE GRANTEE: SLENTZ HARVEY A & P											
MAP NUM		MKT AREA 01																		BUILDING NOTES BUILDING DIMENSIONS											
NEIGHBORHOOD/LOC		1039.00																													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																											
TOTALS					ALTOONA AV, FERNANDINA BEACH																										
EXTRA FEATURES					BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE																										
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 0															
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
1	000000	C	VAC RES	0			100.00	100.00	100.00	FF		1.00	1.00	0.75	1,200.00	900.00	90,000														
REVIEW DATE 01/01/2018 BY MH Total Acres: 0.00 Total Land Value: 90,000 Market: 0 Agricultural: 0 Common: 90,000 PRINTED 08/02/2023 BY SYS																															