

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		30	VINYL 100		0800	02	1,620	116.3800	81.47	131,981	2006	2006	0	0	0	40.00	60.00	STANDARD											
Roof Structure		03	GABLE/HIP 100		2 M/H 94+ - 100% - 2005										Heated Area: 1620					HX Base Yr 2005									
Roof Cover		03	COMP SHNGL 100		27 BAS2020 27																								
Interior Wall		05	DRYWALL 100																										
Interior Floor		14	CARPET 70																										
Interior Floor		08	SHT VINYL 30																										
Air Condition		99	N/A 100																										
Heating Type			N/A 100																										
Bedrooms			3 100																										
Bathrooms			2 100																										
Frame		02	WOOD FRAME 100																										
Stories		0	0 100																										
Units			0 100																										
Quality		04	Quality Level 04																										
DOR CODE		0200	MOBILE HOME																										
MAP NUM			MKT AREA					09																					
NEIGHBORHOOD/LOC		9001	00																										
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																									
BAS	1,620	100	1,620	79,189																									
TOTALS					1,620		1,620	79,189											BLD DATE		LGL DATE		06/16/2023		MLU				
EXTRA FEATURES					2824 ROY SIKES RD, HILLIARD										XF DATE		LAND 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													