

BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS									NASSAU COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION				TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	A Y B	EYB	ECON	FNC T	NORM	% COND	VALUATION SUMMARY							PAGE 1 of 1	4
																		VALUATION BY							STANDARD	
																		Tax Group: 4		Tax Dist:						
																		BUILDING MARKET VALUE							0	
																		TOTAL MARKET OB/XF VALUE							0	
																		TOTAL LAND VALUE - MARKET							1,205,000	
																		TOTAL MARKET VALUE							172,520	
																		SOH/AGL Deduction							0	
																		ASSESSED VALUE							172,520	
																		TOTAL EXEMPTION VALUE							0	
																		BASE TAXABLE VALUE							172,520	
																		TOTAL JUST VALUE							1,205,000	
																		NCON VALUE							0	
																		INCOME VALUE							0	
																		PREVIOUS YEAR MKT VALUE							0	
DOR CODE	5500	TIMBERLAND 80-89																								
MAP NUM		MKT AREA																	09							
NEIGHBORHOOD/LOC		9001.00																								
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																						
TOTALS																										
EXTRA FEATURES					CR 108, HILLIARD										BLD DATE XF DATE INC DATE				LGL DATE LAND DATE AG DATE	05/19/2023 MLU						
L N	OB/XF CODE	DESCRIPTION	B L D CAP	L W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG CON D	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	005600	A	TIMBER 3 SI	0		OR	0.00	0.00	62.00	AC		1.00	1.00	1.00	410.00	410.00	25,420									
2	005500	A	TIMBER 2 SI	0			0.00	0.00	80.00	AC		1.00	1.00	1.00	550.00	550.00	44,000									
3	005400	A	TIMBER 1 SI	0			0.00	0.00	80.00	AC		1.00	1.00	1.00	720.00	720.00	57,600									
4	005902	A	HARDWOOD SI	0			0.00	0.00	260.00	AC		1.00	1.00	1.00	175.00	175.00	45,500									
5	009910	M	MKT.VAL.AG	0			0.00	0.00	482.00	AC		1.00	1.00	1.												