



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	15	CONC BLOCK 100		7101	04	600	78.1200	131.44	78,864	1965	1965	0	0	0	30.75	69.25	STANDARD																
Roof Structur	04	WOOD TRUSS 100		1 CHURCH - 0% - 0										Heated Area: 600					HX Base Yr					VALUATION BY					TAX DIST:				
Roof Cover	03	COMP SHNGL 100		20 30 20 30 BAS 1993										BUILDING MARKET VALUE					54,613														
Interior Wall	01	MINIMUM 100												TOTAL MARKET OB/XF VALUE					68														
Interior Floo	08	SHT VINYL 100												TOTAL LAND VALUE - MARKET					2,880														
Ceiling	01	FIN.SUSPD 100												TOTAL MARKET VALUE					57,561														
Air Condition	02	WINDOW 100												SOH/AGL Deduction					25,328														
Heating Type	02	CONVECTION 100												ASSESSED VALUE					32,233														
Fixtures	3	100												TOTAL EXEMPTION VALUE					02					32,233									
Frame	03	MASONRY 100												BASE TAXABLE VALUE					0														
Story Height	9	100												TOTAL JUST VALUE					57,561														
RMS	1	1. 100												NCON VALUE					0														
Stories	0	100												INCOME VALUE																			
Units	06	DIST 1D 100												PREVIOUS YEAR MKT VALUE					40,827														
BUD8 Adjustme	00	NONE 100																															
Occupancy	00																																
Quality		03	Quality Level 03																														
DOR CODE		7100 CHURCHES																															
MAP NUM												MKT AREA		08																			
NEIGHBORHOOD/LOC		8001.00																															
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																													
BAS	600	100	600	54,613																													
TOTALS		600		600	54,613																												
EXTRA FEATURES										45019 COLSON RD, CALLAHAN																							
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																	
2	0810	CONCRETE A	0	0	6	5	30.00	SF	6.50	6.50	100	1980	1980	3	35	68																	