

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: 6		Tax Dist:								
																			BUILDING MARKET VALUE		0								
																			TOTAL MARKET OB/XF VALUE		34,214								
																			TOTAL LAND VALUE - MARKET		223,680								
																			TOTAL MARKET VALUE		50,617								
																			SOH/AGL Deduction		25,674								
																			ASSESSED VALUE		24,943								
																			TOTAL EXEMPTION VALUE		0								
																			BASE TAXABLE VALUE		24,943								
																			TOTAL JUST VALUE		257,894								
																			NCON VALUE		0								
																			INCOME VALUE										
																			PREVIOUS YEAR MKT VALUE		7,764								
DOR CODE		6000		PASTURELAND 1																									
MAP NUM					MKT AREA			09																					
NEIGHBORHOOD/LOC		9003.00																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA		SUBAREA MARKET VALUE																								
TOTALS																													
EXTRA FEATURES		WINDY LN, HILLIARD																											
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												
1	0681	POLE SHED	0	0	72	72	5,184.00	SF	15.00	15.00	100	2005	2005	3	44	34,214													