

EASON GEORGE R JR & SANDRA
43097 RATLIFF ROAD
CALLAHAN, FL 32011

24-1N-24-0750-0001-0020

[illegible]

EASON GEORGE R JR & SANDRA
43097 RATLIFF ROAD
CALLAHAN, FL 32011

24-1N-24-0750-0001-0020

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 2 of 2				6		
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										171,597			
																							TOTAL MARKET OB/XF VALUE										39,828			
																							TOTAL LAND VALUE - MARKET										54,000			
																							TOTAL MARKET VALUE										265,425			
																							SOH/AGL Deduction										111,418			
																							ASSESSED VALUE										154,007			
																							TOTAL EXEMPTION VALUE										HX HB		50,000	
																							BASE TAXABLE VALUE										104,007			
																							TOTAL JUST VALUE										265,425			
																							NCON VALUE										0			
																							INCOME VALUE													
																							PREVIOUS YEAR MKT VALUE										209,980			