

WEBB CASEY
23583 BAHAMA POINT #1511
FERNANDINA BEACH, FL 32034

27-2N-28-004L-1511-0000

BUILDING CHARACTERISTICS														MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1																													
ELEMENT		CD	CONSTRUCTION										TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																																					
Floor			1 100											0045300		0											2000	2000	100	100	0			VALUATION BY										STANDARD																			
Recreation	FITNESS CT		FITNESS CT 100											1 CONDO - 100% - 2019										SQFT=806										HX Base Yr 2019										Tax Group: 4										Tax Dist:									
Recreation	GAMEROOM		GAMEROOM 100																															173,000																													
Recreation	POOL		POOL 100																															0																													
Location	CORNER		CORNER 100																															0																													
View Lump Sum	LAKE		LAKE 100																															173,000																													
Desirability	1ST FLOOR		1ST FLOOR 100																															71,754																													
Balcony	FSP		FSP 100																															101,246																													
Parking	OPEN		OPEN 100																															50,000										HX HB																			
Bedrooms			1 100																															51,246																													
Bathrooms			1 100																															173,000																													
Oth Rooms			2 100																															0																													