

BOEHM TERRY LYNN
95101 KAREN WALK
FERNANDINA BEACH, FL 32034

35-2N-28-0000-0001-0720

BUILDING CHARACTERISTICS															MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY									
CONSTRUCTION															VALUATION SUMMARY										PAGE 1 of 1									
ELEMENT		CD		TYPE		MDL		EFF. AREA		TOT ADJ PTS		EFF. BASE RATE		REPL. COST NEW		AYB		EYB		ECON		FNCT		NORM		% COND		VALUATION BY		STANDARD				
Exterior Wall		30		0800		02		1,404		116.0000		81.20		114,005		2017		2017		0		0		7.00		93.00		Tax Group: 4		Tax Dist:				
Roof Structur		03		2		M/H		94+		- 0%		- 2023		Heated Area: 1404				HX		Base Yr						BUILDING MARKET VALUE		106,025						
Roof Cover		03																								TOTAL MARKET OB/XF VALUE		0						
Interior Wall		05																								TOTAL LAND VALUE - MARKET		75,000						
Interior Floo		08																								TOTAL MARKET VALUE		181,025						
Interior Floo		14																								SOH/AGL Deduction		0						
Air Condition		03																								ASSESSED VALUE		181,025						
Heating Type		04																								TOTAL EXEMPTION VALUE		0						
Bedrooms																										BASE TAXABLE VALUE		181,025						
Bathrooms																										TOTAL JUST VALUE		181,025						
Frame		02																								NCON VALUE		0						
Stories																										INCOME VALUE								
Units		1.																								PREVIOUS YEAR MKT VALUE		127,360						