

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																																																																																																																																																				
																				<table border="1"> <tr> <td>VALUATION BY</td> <td colspan="9">STANDARD</td> </tr> <tr> <td>Tax Group: 4</td> <td colspan="9">Tax Dist:</td> </tr> <tr> <td>BUILDING MARKET VALUE</td> <td colspan="9">0</td> </tr> <tr> <td>TOTAL MARKET OB/XF VALUE</td> <td colspan="9">0</td> </tr> <tr> <td>TOTAL LAND VALUE - MARKET</td> <td colspan="9">300,348</td> </tr> <tr> <td>TOTAL MARKET VALUE</td> <td colspan="9">300,348</td> </tr> <tr> <td>SOH/AGL Deduction</td> <td colspan="9">0</td> </tr> <tr> <td>ASSESSED VALUE</td> <td colspan="9">300,348</td> </tr> <tr> <td>TOTAL EXEMPTION VALUE</td> <td colspan="9">0</td> </tr> <tr> <td>BASE TAXABLE VALUE</td> <td colspan="9">300,348</td> </tr> <tr> <td>TOTAL JUST VALUE</td> <td colspan="9">300,348</td> </tr> <tr> <td>NCON VALUE</td> <td colspan="9">0</td> </tr> <tr> <td>INCOME VALUE</td> <td colspan="9"></td> </tr> <tr> <td>PREVIOUS YEAR MKT VALUE</td> <td colspan="9">300,348</td> </tr> </table>										VALUATION BY	STANDARD									Tax Group: 4	Tax Dist:									BUILDING MARKET VALUE	0									TOTAL MARKET OB/XF VALUE	0									TOTAL LAND VALUE - MARKET	300,348									TOTAL MARKET VALUE	300,348									SOH/AGL Deduction	0									ASSESSED VALUE	300,348									TOTAL EXEMPTION VALUE	0									BASE TAXABLE VALUE	300,348									TOTAL JUST VALUE	300,348									NCON VALUE	0									INCOME VALUE										PREVIOUS YEAR MKT VALUE	300,348								
VALUATION BY	STANDARD																																																																																																																																																																								
Tax Group: 4	Tax Dist:																																																																																																																																																																								
BUILDING MARKET VALUE	0																																																																																																																																																																								
TOTAL MARKET OB/XF VALUE	0																																																																																																																																																																								
TOTAL LAND VALUE - MARKET	300,348																																																																																																																																																																								
TOTAL MARKET VALUE	300,348																																																																																																																																																																								
SOH/AGL Deduction	0																																																																																																																																																																								
ASSESSED VALUE	300,348																																																																																																																																																																								
TOTAL EXEMPTION VALUE	0																																																																																																																																																																								
BASE TAXABLE VALUE	300,348																																																																																																																																																																								
TOTAL JUST VALUE	300,348																																																																																																																																																																								
NCON VALUE	0																																																																																																																																																																								
INCOME VALUE																																																																																																																																																																									
PREVIOUS YEAR MKT VALUE	300,348																																																																																																																																																																								
DOR CODE		9900 NO AG ACREAGE																		<table border="1"> <tr> <th>PERMIT NUM</th> <th>DESCRIPTION</th> <th>AMT</th> <th>ISSUED</th> </tr> <tr> <td>E18361</td> <td>ELEC OTHER</td> <td>0</td> <td>11/01/2006</td> </tr> </table>										PERMIT NUM	DESCRIPTION	AMT	ISSUED	E18361	ELEC OTHER	0	11/01/2006																																																																																																																																				
PERMIT NUM	DESCRIPTION	AMT	ISSUED																																																																																																																																																																						
E18361	ELEC OTHER	0	11/01/2006																																																																																																																																																																						
MAP NUM		MKT AREA 04																		<table border="1"> <tr> <th colspan="10">SALES DATA</th> </tr> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> <tr> <td>1695/1050</td> <td>8/24/2010</td> <td>WD U</td> <td>V</td> <td>V</td> <td>11</td> <td>100</td> </tr> <tr> <td colspan="7">GRANTOR: DUDLEY JOHNNY L ETAL</td> </tr> <tr> <td colspan="7">GRANTEE: A1A CHESTER ROAD HO</td> </tr> <tr> <td>0950/0102</td> <td>9/19/2000</td> <td>QC U</td> <td>V</td> <td>V</td> <td>06</td> <td>100</td> </tr> <tr> <td colspan="7">GRANTOR: RAYONIER TIMBERLANDS</td> </tr> <tr> <td colspan="7">GRANTEE: RAYLAND LLC</td> </tr> </table>										SALES DATA										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1695/1050	8/24/2010	WD U	V	V	11	100	GRANTOR: DUDLEY JOHNNY L ETAL							GRANTEE: A1A CHESTER ROAD HO							0950/0102	9/19/2000	QC U	V	V	06	100	GRANTOR: RAYONIER TIMBERLANDS							GRANTEE: RAYLAND LLC																																																																																							
SALES DATA																																																																																																																																																																									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE																																																																																																																																																																			
1695/1050	8/24/2010	WD U	V	V	11	100																																																																																																																																																																			
GRANTOR: DUDLEY JOHNNY L ETAL																																																																																																																																																																									
GRANTEE: A1A CHESTER ROAD HO																																																																																																																																																																									
0950/0102	9/19/2000	QC U	V	V	06	100																																																																																																																																																																			
GRANTOR: RAYONIER TIMBERLANDS																																																																																																																																																																									
GRANTEE: RAYLAND LLC																																																																																																																																																																									
NEIGHBORHOOD/LOC		4002.00																																																																																																																																																																							
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																																																																																																																																																																					
TOTALS																																																																																																																																																																									
EXTRA FEATURES										EAST SR 200, YULEE																																																																																																																																																															
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																																																																																																																																																									
																	<table border="1"> <tr> <th colspan="10">BUILDING NOTES</th> </tr> <tr> <th colspan="10">BUILDING DIMENSIONS</th> </tr> </table>										BUILDING NOTES										BUILDING DIMENSIONS																																																																																																																																				
BUILDING NOTES																																																																																																																																																																									
BUILDING DIMENSIONS																																																																																																																																																																									
LAND DESCRIPTION										TOTAL OB/XF										0																																																																																																																																																					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV																																																																																																																																																	
1	009900	C	AC NON-AG	0		RG-2	0.00	0.00	27.81	AC		1.00	1.00	0.15	72,000.00	10,800.00	300,348																																																																																																																																																								
REVIEW DATE 01/01/2018 BY MH Total Acres: 27.81 Total Land Value: 300,348 Market: 0 Agricultural: 0 Common: 300,348 PRINTED 08/02/2023 BY SYS																																																																																																																																																																									