

PRIMO ERIC
96680 BLACKROCK DRIVE
YULEE, FL 32097

38-2N-27-0000-0017-0050

[illegible]

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BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 2 of 2										4				
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: 4										Tax Dist:									
																									BUILDING MARKET VALUE										190,791									
																									TOTAL MARKET OB/XF VALUE										19,082									
																									TOTAL LAND VALUE - MARKET										108,800									
																									TOTAL MARKET VALUE										318,673									
																									SOH/AGL Deduction										63,234									
																									ASSESSED VALUE										255,439									
																									TOTAL EXEMPTION VALUE										0									
																									BASE TAXABLE VALUE										255,439									
																									TOTAL JUST VALUE										318,673									
																									NCON VALUE										0									
																									INCOME VALUE																			
																									PREVIOUS YEAR MKT VALUE										248,025									
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