

LOT 5 & PARCEL 19-14 SEC 38
IN OR 659 PG 911
FUGATES LANDING PB 5/108

SWANSON JEFFREY G
22279 NUTALL RISE RD
LAMONT, FL 32336

2023

38-2N-27-0580-0005-0000



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY												
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																
Exterior Wall	23	REINF CONC 100	0100	01	1,631	119.3400	107.70	175,659	2006	2006	0	0	0	8.00	92.00	VALUATION BY					STANDARD											
Roof Structure	08	IRREGULAR 100	1 SINGLE FAM - 0% - 2023										Heated Area: 1600					HX Base Yr					Tax Group: 4					Tax Dist:				
Roof Cover	07	CONC TILE 100											BUILDING MARKET VALUE					175,070														
Interior Wall	05	DRYWALL 100											TOTAL MARKET OB/XF VALUE					480														
Interior Floor	03	CONC FINSH 100											TOTAL LAND VALUE - MARKET					323,085														
Air Condition	03	CENTRAL 100											TOTAL MARKET VALUE					498,635														
Heating Type	04	AIR DUCTED 100											SOH/AGL Deduction					0														
Bedrooms		2 100											ASSESSED VALUE					498,635														
Bathrooms		2 100											TOTAL EXEMPTION VALUE					0														
Frame	02	WOOD FRAME 100											BASE TAXABLE VALUE					498,635														
Stories	2.	2. 100											TOTAL JUST VALUE					498,635														
Units		0 100											NCON VALUE					162,086														
Occupancy	00	NONE 100											INCOME VALUE																			
													PREVIOUS YEAR MKT VALUE					365,096														

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