

WINKLEMAN TISHA M
37504 POOLE ROAD
HILLIARD, FL 32046

41-4N-23-2100-0001-0090

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1				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										0									
																							TOTAL MARKET OB/XF VALUE										20,870									
																							TOTAL LAND VALUE - MARKET										160,000									
																							TOTAL MARKET VALUE										180,870									
																							SOH/AGL Deduction										92,493									
																							ASSESSED VALUE										88,377									
																							TOTAL EXEMPTION VALUE										0									
																							BASE TAXABLE VALUE										88,377									
																							TOTAL JUST VALUE										180,870									
																							NCON VALUE										0									
																							INCOME VALUE																			
																							PREVIOUS YEAR MKT VALUE										170,846									