

PT JOHN LOWE GRANTS SEC'S
42-2N-27E & 51-3N-27E
PT OR 2388/1416

WHITESIDE-GRAVES CHERYL
PO BOX 2468
YULEE, FL 32041

2023

42-2N-27-0000-0043-0000



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																						
															VALUATION BY										STANDARD														
															Tax Group: 4										Tax Dist:														
															BUILDING MARKET VALUE										0														
															TOTAL MARKET OB/XF VALUE										0														
															TOTAL LAND VALUE - MARKET										25,000														
															TOTAL MARKET VALUE										25,000														
															SOH/AGL Deduction										0														
															ASSESSED VALUE										25,000														
															TOTAL EXEMPTION VALUE										0														
															BASE TAXABLE VALUE										25,000														
DOR CODE					0000					VACANT																													
MAP NUM										MKT AREA					04																								
NEIGHBORHOOD/LOC					4053.00																																		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																																			
TOTALS																																							
EXTRA FEATURES					SPICEWOOD ST, 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																								
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	000000	C	VAC RES	0	0008	RM	45.00	100.00	1.00	LT		1.00	1.00	0.50	50,000.00	25,000.00	25,000																						
REVIEW DATE 06/09/2021					BY NWA					Total Acres: 0.00					Total Land Value: 25,000					Market: 0					Agricultural: 0					Common: 25,000					PRINTED 08/02/2023 BY SYS				