

RADFORD JIMMY L
180 HUEY EZELL LANE
MAGNOLIA, NC 28453

43-2N-27-4651-0010-0000

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		12,000									
																				TOTAL LAND VALUE - MARKET		80,000									
																				TOTAL MARKET VALUE		92,000									
																				SOH/AGL Deduction		33,436									
																				ASSESSED VALUE		58,564									
																				TOTAL EXEMPTION VALUE		0									
																				BASE TAXABLE VALUE		58,564									
																				TOTAL JUST VALUE		92,000									
																				NCON VALUE		0									
																				INCOME VALUE											
																				PREVIOUS YEAR MKT VALUE		67,500									
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