

LOHMAN THOMAS F REV TRUST/LOHMAN SHIRLEY D TRUSTEE
4921 SUAREZ BLUFF RD
FERNANDINA BEACH, FL 32034

44-2N-28-5120-0007-0000



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										512,000									
																						TOTAL MARKET VALUE										524,000									
																						SOH/AGL Deduction										287,035									
																						ASSESSED VALUE										236,965									
																						TOTAL EXEMPTION VALUE										0									
																						BASE TAXABLE VALUE										236,965									
																						TOTAL JUST VALUE										524,000									
																						NCON VALUE										0									
																						INCOME VALUE																			
																						PREVIOUS YEAR MKT VALUE										343,500									
DOR CODE		0001		VAC W/XFOB																																					
MAP NUM				MKT AREA																		04																			
NEIGHBORHOOD/LOC		4009		00																																					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																																					