

**STUBBS SANDRA L/E ET AL/
96277 CAPTAINS POINTE ROAD
YULEE, FL 32097**

45-3N-28-0240-0010-0000

[illegible]

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BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 2 of 2										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										703,635									
																															TOTAL MARKET OB/XF VALUE										156,501									
																															TOTAL LAND VALUE - MARKET										270,025									
																															TOTAL MARKET VALUE										1,130,161									
																															SOH/AGL Deduction										436,588									
																															ASSESSED VALUE										693,573									
																															TOTAL EXEMPTION VALUE										HX HB WR 55,000									
																															BASE TAXABLE VALUE										638,573									
																															TOTAL JUST VALUE										1,130,161									
																															NCON VALUE										4,920									
																															INCOME VALUE																			
																															PREVIOUS YEAR MKT VALUE										1,001,915									