

SEGOVIA VENTURES LLC/PAM LLC
3733 W UNIVERSITY BLVD STE 204
JACKSONVILLE, FL 32217

00-00-30-0150-0007-0000

REVIEW DATE	01/14/2021	BY	HSA	Total Acres: 0.00	Total Land Value: 351,625	Market: 0	Agricultural: 0	Common: 351,625	PRINTED 08/06/2024 BY SYS
-------------	------------	----	-----	-------------------	---------------------------	-----------	-----------------	-----------------	---------------------------

SEGOVIA VENTURES LLC/PAM LLC
3733 W UNIVERSITY BLVD STE 204
JACKSONVILLE, FL 32217

00-00-30-0150-0007-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 2 of 2		8																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																					
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: 8										Tax Dist:																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																									
																																		BUILDING MARKET VALUE										206,211																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																									
																																		TOTAL MARKET OB/XF VALUE										46,686																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																									
																																		TOTAL LAND VALUE - MARKET										351,625																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																									
																																		TOTAL MARKET VALUE										604,522																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																									
																																		SOH/AGL Deduction										133,325																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																									
																																		ASSESSED VALUE										471,197																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																									
																																		TOTAL EXEMPTION VALUE										0																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																									
																																		BASE TAXABLE VALUE										471,197																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																									
																																		TOTAL JUST VALUE										604,522																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																									
																																		NCON VALUE										0																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																									
																																		INCOME VALUE																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																			
																																		PREVIOUS YEAR MKT VALUE										616,644																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																									