

HARRIS MICHAEL M & STACY S
2705 DELOREAN STREET
FERNANDINA BEACH, FL 32034

00-00-30-021N-0018-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																
CONSTRUCTION										VALUATION SUMMARY										8																
Exterior Wall		05	AVERAGE 100		TYPE		MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION BY		STANDARD																
Roof Structur		03	GABLE/HIP 100		0900		01	2,077	117.2080	146.51	304,301	1992	1995	0	0	13.75	86.25	Tax Group: 8		Tax Dist:																
Roof Cover		03	COMP SHNGL 100		1		SNGL FAM - 100% - 1993										Heated Area: 2066										HX Base Yr 1993									
Interior Wall		05	DRYWALL 100																BUILDING MARKET VALUE		262,460															
Interior Floo		14	CARPET 80																TOTAL MARKET OB/XF VALUE		5,442															
Interior Floo		08	SHT VINYL 20																TOTAL LAND VALUE - MARKET		180,000															
Air Condition		03	CENTRAL 100																TOTAL MARKET VALUE		447,902															
Heating Type		04	AIR DUCTED 100																SOH/AGL Deduction		296,180															
Bedrooms			3 100																ASSESSED VALUE		151,722															
Bathrooms			2 100																TOTAL EXEMPTION VALUE		HX HB		50,000													
Frame		02	WOOD FRAME 100																BASE TAXABLE VALUE		101,722															
Stories		1.	1. 100																TOTAL JUST VALUE		447,902															
Units		0	0 100																NCON VALUE		0															
Occupancy		00	NONE 100																INCOME VALUE																	
																			PREVIOUS YEAR MKT VALUE		436,381															
Quality		06	Quality Level 06																																	
DOR CODE		0100	SINGLE FAMILY																																	
MAP NUM			MKT AREA																																	
NEIGHBORHOOD/LOC		2025.00																																		
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		TOT ADJ AREA		SUBAREA MARKET VALUE																												
BAS		1,748		100		1,748		220,885																												
FOP		18		30		5		632																												
PTO		120		5		6		758																												
SFB		398		80		318		40,184																												
TOTALS		2,284				2,077		262,460																												
EXTRA FEATURES										2705 DELOREAN ST, FERNANDINA BEACH																										
BLD DATE																																				
XF DATE																																				
INC DATE																																				
LGL DATE																																				
LAND DATE																																				
AG DATE																																				
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						
1		0811		CONCRETE B		0 100		0 0		830.00		SF		5.20		5.20		100																		