

RIVER CROSSING IR 2631/407 (2024
OUT OF 00-00-30-034B-0005-0001 &
00-00-30-034B-0006-0000

RIVER CROSSING OR 2631/407
-
FERNANDINA BEACH, FL 32034

2024

00-00-30-0342-0000-0000



BUILDING CHARACTERISTICS					MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																													
ELEMENT	CD	CONSTRUCTION			TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	PAGE 1 of 1																											
															VALUATION BY STANDARD																													
					Tax Group: 8										Tax Dist:																													
					BUILDING MARKET VALUE										0																													
					TOTAL MARKET OB/XF VALUE										0																													
					TOTAL LAND VALUE - MARKET										0																													
					TOTAL MARKET VALUE										0																													
					SOH/AGL Deduction										0																													
					ASSESSED VALUE										0																													
					TOTAL EXEMPTION VALUE										0																													
					BASE TAXABLE VALUE										0																													
DOR CODE					H. HEADER RECORD																																							
MAP NUM					MKT AREA					02																																		
NEIGHBORHOOD/LOC					2041.00																																							
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																																								
TOTALS																																												
EXTRA FEATURES					RIVER CROSSING WAY, FERNANDINA BEACH																																							
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																													
LAND DESCRIPTION																	TOTAL OB/XF 0																											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV																				
REVIEW DATE										BY					Total Acres: 0.00					Total Land Value: 0					Market: 0					Agricultural: 0					Common: 0					PRINTED 08/06/2024 BY SYS				