

AI BEACH LLC
300 VALLEY WOOD DR
THE WOODLANDS, TX 77380

00-00-30-0546-0006-0000

REVIEW DATE 05/12/2019 BY KBA Total Acres: 0.00 Total Land Value: 2,500,000 Market: 0 Agricultural: 0 Common: 2,500,000 PRINTED 08/06/2024 BY SYS

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BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 2 of 2				5
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: 5					Tax Dist:							
																						BUILDING MARKET VALUE					939,261							
																						TOTAL MARKET OB/XF VALUE					53,795							
																						TOTAL LAND VALUE - MARKET					2,500,000							
																						TOTAL MARKET VALUE					3,493,056							
																						SOH/AGL Deduction					0							
																						ASSESSED VALUE					3,493,056							
																						TOTAL EXEMPTION VALUE					0							
																						BASE TAXABLE VALUE					3,493,056							
																						TOTAL JUST VALUE					3,493,056							
																						NCON VALUE					0							
																						INCOME VALUE												
																						PREVIOUS YEAR MKT VALUE					3,352,337							