

STEWART WILLIAM A & JACQUELINE
1741 ATLANTIC AVE
FERNANDINA BEACH, FL 32034

00-00-31-1060-000B-0040

REVIEW DATE 08/27/2019 BY DJA Total Acres: 0.00 Total Land Value: 437,920 Market: 0 Agricultural: 0 Common: 437,920 PRINTED 08/06/2024 BY SYS

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BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 2 of 2										2
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: 2					Tax Dist:													
																						BUILDING MARKET VALUE					397,411													
																						TOTAL MARKET OB/XF VALUE					30,275													
																						TOTAL LAND VALUE - MARKET					437,920													
																						TOTAL MARKET VALUE					865,606													
																						SOH/AGL Deduction					530,672													
																						ASSESSED VALUE					334,934													
																						TOTAL EXEMPTION VALUE					HX HB 50,000													
																						BASE TAXABLE VALUE					284,934													
																						TOTAL JUST VALUE					865,606													
																						NCON VALUE					0													
																						INCOME VALUE																		
																						PREVIOUS YEAR MKT VALUE					740,538													
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