

CRISHER JAMES N EST
2059 OAK MARSH DR
FERNANDINA BEACH, FL 32034

00-00-31-1510-0022-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1				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		0													
																			TOTAL MARKET OB/XF VALUE		0													
																			TOTAL LAND VALUE - MARKET		22,500													
																			TOTAL MARKET VALUE		22,500													
																			SOH/AGL Deduction		6,395													
																			ASSESSED VALUE		16,105													
																			TOTAL EXEMPTION VALUE		0													
																			BASE TAXABLE VALUE		16,105													
																			TOTAL JUST VALUE		22,500													
																			NCON VALUE		0													
																			INCOME VALUE															
																			PREVIOUS YEAR MKT VALUE		22,500													
DOR CODE		0000			VACANT																													
MAP NUM					MKT AREA			01																										
NEIGHBORHOOD/LOC		1007.00																																
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																														
TOTALS																																		
EXTRA FEATURES					OAK MARSH DR, FERNANDINA BEACH										BLD DATE						LGL DATE													
															XF DATE						LAND DATE													
															INC 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																		
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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV										
1	000000	C	VAC RES	0	0000	R-1	0.00	0.00	1.00	LT		1.00	1.00	0.10	225,000.00	22,500.00	22,500																	