



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY									
CONSTRUCTION					VALUATION SUMMARY					STANDARD					PAGE 1 of 1														
ELEMENT	CD	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION BY	Tax Group: 2	Tax Dist:	STANDARD												
														BUILDING MARKET VALUE			0												
														TOTAL MARKET OB/XF VALUE			0												
														TOTAL LAND VALUE - MARKET			30,000												
														TOTAL MARKET VALUE			30,000												
														SOH/AGL Deduction			0												
														ASSESSED VALUE			30,000												
														TOTAL EXEMPTION VALUE	04		30,000												
														BASE TAXABLE VALUE			0												
														TOTAL JUST VALUE			30,000												
														NCON VALUE			0												
														INCOME VALUE															
														PREVIOUS YEAR MKT VALUE			30,000												
DOR CODE 8000 VAC GOVERNMENTAL																													
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 1415 HIGHLAND DR, 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																													
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	000150	C	SFR EXEMPT	0		R-1	62.00	75.00	1.00	UT		1.00	1.00	1.00	30,000.00	30,000.00	30,000												
REVIEW DATE 01/16/2024 BY KBA Total Acres: 0.00 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 08/06/2024 BY SYS																													

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20052440	ELEC OTHER	0	08/15/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0181/0227	1/01/1974	WD U	V			100

GRANTOR:

GRANTEE:

BUILDING NOTES																	

BUILDING DIMENSIONS																	