

WARWICK ROBERT L JR & CYNTHIA
2731 SEA GROVE LANE
FERNANDINA BEACH, FL 32034

00-00-31-1676-0016-0000

[illegible]

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					452,369								
																						TOTAL MARKET OB/XF VALUE					26,675								
																						TOTAL LAND VALUE - MARKET					225,000								
																						TOTAL MARKET VALUE					704,044								
																						SOH/AGL Deduction					226,273								
																						ASSESSED VALUE					477,771								
																						TOTAL EXEMPTION VALUE					HX HB		50,000						
																						BASE TAXABLE VALUE					427,771								
																						TOTAL JUST VALUE					704,044								
																						NCON VALUE					0								
																						INCOME VALUE													
																						PREVIOUS YEAR MKT VALUE					684,468								
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