

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1									
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					0													
																					TOTAL MARKET VALUE					0													
																					SOH/AGL Deduction					0													
																					ASSESSED VALUE					0													
																					TOTAL EXEMPTION VALUE					0													
																					BASE TAXABLE VALUE					0													
																					TOTAL JUST VALUE					0													
																					NCON VALUE					0													
																					INCOME VALUE																		
																					PREVIOUS YEAR MKT VALUE					0													
DOR CODE		N.		NOTE RECORD																																			
MAP NUM				MKT AREA																		01																	
NEIGHBORHOOD/LOC		1059.00																																					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																																			
TOTALS																																							
EXTRA FEATURES						S FLETCHER AVE, 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																						
																	</																						