

BOAT HOUSE FERNANDINA LLC
608 OCEAN CLUB VILLAS
FERNANDINA BEACH, FL 32034

00-00-31-1800-0269-0100

REVIEW DATE 03/25/2021 BY KK Total Acres: 0.00 Total Land Value: 600,000 Market: 0 Agricultural: 0 Common: 600,000 PRINTED 08/06/2024 BY SYS

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY											
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		853,196					
																								TOTAL MARKET OB/XF VALUE		68,617					
																								TOTAL LAND VALUE - MARKET		600,000					
																								TOTAL MARKET VALUE		1,521,813					
																								SOH/AGL Deduction		315,260					
																								ASSESSED VALUE		1,206,553					
																								TOTAL EXEMPTION VALUE		0					
																								BASE TAXABLE VALUE		1,206,553					
																								TOTAL JUST VALUE		1,521,813					
																								NCON VALUE		0					
																								INCOME VALUE							
																								PREVIOUS YEAR MKT VALUE		1,565,915					

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