

SCHAEFER HADLEY P & MARY ELLEN
12 GREEN WINGED TEAL ROAD
FERNANDINA BEACH, FL 32034

01-6N-29-0200-0053-0000

[illegible]

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BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 2 of 2										5				
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: 5										Tax Dist:									
																									BUILDING MARKET VALUE										234,177									
																									TOTAL MARKET OB/XF VALUE										4,635									
																									TOTAL LAND VALUE - MARKET										500,000									
																									TOTAL MARKET VALUE										738,812									
																									SOH/AGL Deduction										395,676									
																									ASSESSED VALUE										343,136									
																							HX HB		TOTAL EXEMPTION VALUE										50,000									
																									BASE TAXABLE VALUE										293,136									
																									TOTAL JUST VALUE										738,812									
																									NCON VALUE										0									
																									INCOME VALUE																			
																									PREVIOUS YEAR MKT VALUE										675,064									