

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1				6																															
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: 6										Tax Dist:																														
																									BUILDING MARKET VALUE										0																														
																									TOTAL MARKET OB/XF VALUE										12,831																														
																									TOTAL LAND VALUE - MARKET										31,500																														
																									TOTAL MARKET VALUE										44,331																														
																									SOH/AGL Deduction										5,016																														
																									ASSESSED VALUE										39,315																														
																									TOTAL EXEMPTION VALUE										0																														
																									BASE TAXABLE VALUE										39,315																														
																									TOTAL JUST VALUE										44,331																														
																									NCON VALUE										0																														
																									INCOME VALUE																																								
																									PREVIOUS YEAR MKT VALUE										45,102																														
																									PRCL:0:7: OWNER:PATSY NELSON -LIVES PRCL 0005-0010																																								
																									PRCL:0:6: (2023) STATE DECAL21529645 & 21529647																																								
																									PRCL:0:4: DW/MH ID:FLFLN33(A/B)14692ST																																								
																									PRCL: KW 6/23 _1993 (27X65) D/W - WITH 2023 ST DEC																																								
																										PERMIT NUM										DESCRIPTION										AMT										ISSUED									