

BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS											
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
DOR CODE		0005 COMMON S/D LANDS															
MAP NUM		MKT AREA		04													
NEIGHBORHOOD/LOC		4093.00															
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE													
TOTALS																	

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group:	4		Tax Dist:
BUILDING MARKET VALUE			0
TOTAL MARKET OB/XF VALUE			0
TOTAL LAND VALUE - MARKET			100
TOTAL MARKET VALUE			100
SOH/AGL Deduction			0
ASSESSED VALUE			100
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			100
TOTAL JUST VALUE			100
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			100

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2455/0210	4/21/2021	QC	U	V	11	100
GRANTOR: PATRIOT RIDGE LLP						
GRANTEE: NASSAU STATION OWNE						

EXTRA FEATURES													BLD DATE	LGL DATE		
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
NASSAU STATION WAY, YULEE																

BUILDING NOTES																

BUILDING DIMENSIONS																

LAND DESCRIPTION															TOTAL OB/XF										0
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	
1	000005	C	COMMON S/D L	0		PUD	0.00	0.00	1.00	UT		1.00	1.00	1.00	100.00	100.00	100								