



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: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 112,500 TOTAL MARKET VALUE 112,500 SOH/AGL Deduction 65,141 ASSESSED VALUE 47,359 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 47,359 TOTAL JUST VALUE 112,500 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 112,500											
																				PERMIT NUM DESCRIPTION AMT ISSUED B0903029 XFOB 0 03/05/2009											
																				SALES DATA OFF RECORD Number DATE TYPE INST Q U / V I / RSN CD SALE PRICE 0389/0270 6/01/1983 MS U I 100 GRANTOR: GRANTEE: 0306/0138 12/01/1979 WD Q V 8,000 GRANTOR: GRANTEE:											
DOR CODE 1000 VACANT COMMERCIAL										MAP NUM MKT AREA 06										NEIGHBORHOOD/LOC 6001.00											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																											
TOTALS										15809 CR 108, HILLIARD										BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE											
EXTRA FEATURES										TOTAL OB/XF										0											
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															
																	LAND DESCRIPTION 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	000000	C	VAC RES	0	0004	R-2	175.00	125.00	175.00	FF	1.00	1.00	1.00	300.00	300.00	52,500															
2	000000	C	VAC RES	0	0004	R-2	200.00	125.00	200.00	FF	1.00	1.00	1.00	300.00	300.00	60,000															