

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: 4 Tax Dist:									
																								BUILDING MARKET VALUE 0									
																								TOTAL MARKET OB/XF VALUE 15,573									
																								TOTAL LAND VALUE - MARKET 75,750									
																								TOTAL MARKET VALUE 91,323									
																								SOH/AGL Deduction 28,528									
																								ASSESSED VALUE 62,795									
																								TOTAL EXEMPTION VALUE 0									
																								BASE TAXABLE VALUE 62,795									
																								TOTAL JUST VALUE 91,323									
																								NCON VALUE 0									
																								INCOME VALUE									
																								PREVIOUS YEAR MKT VALUE 91,453									
DOR CODE		0001		VAC W/XFOB																													
MAP NUM				MKT AREA																				09									
NEIGHBORHOOD/LOC		9001		.00																													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA		SUBAREA MARKET VALUE																												
TOTALS																																	
EXTRA FEATURES							283115 LAKE HAMPTON RD, HILLIARD										BLD DATE						LGL DATE		06/16/2023		MLU						
																	XF DATE						LAND DATE										
																	INC DATE						AG 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																
1	0940	SHEDS/PORT	0	0	15	11	165.00	SF	30.00	30.00	100	1997	1997	3	20	990																	
2	0350	CARPORT WD	0	0	12	10	120.00	SF	13.00	13.00	100	1997	1997	3	20	312																	
3	0350	CARPORT WD	0	0	26	16	416.00	SF	7.80	7.80	100	2015	2015	3	70	2,271																	
4	0937	WELL	0	0	0	0	1.00	UT	6,000.00	6,000.00	100	2015	2015	3	100	6,000																	
5	0936	SEPTC TANK	0	0	0	0	1.00	UT	6,000.00	6,000.00	100	2015	2015	3	100	6,000																	
LAND DESCRIPTION							TOTAL OB/XF										15,573																
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	000115	C	SFR ACRES	0	0006	OR	0.00	0.00	3.03	AC		1.00	1.00	1.00	25,000.00	25,000.00	75,750																