

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							6												
DOR CODE	5000		IMPROVED AG																																		
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						ROY SIKES RD, HILLIARD																															
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	0510	GARAGE WD -	0	0	24	24	576.00	SF	35.00		35.00	100	2003	2003	3	32	6,451																				
2	0681	POLE SHED	0	0	24	11	264.00	SF	15.00		15.00	100	2003	2003	3	32	1,267																				
3	0681	POLE SHED	0	0	24	10	240.00	SF	15.00		15.00	100	2003	2003	3	32	1,152																				
4	0810	CONCRETE A	0	0	0	0	42.00	SF	6.50		6.50	100	2003	2003	3	83	227																				
5	0937	WELL	0	0	0	0	1.00	UT	6,000.00		6,000.00	100	1990	1990	3	100	6,000																				
6	0936	SEPTC TANK	0	0	0	0	1.00	UT	6,000.00		6,000.00	100	1990	1990	3	100	6,000																				
LAND DESCRIPTION						TOTAL OB/XF												21,097																			
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	005000	C	RURAL HOME	0	0005	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	30,000.00	30,000.00	30,000																				
2	005000	C	RURAL HOME	0	0005	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	30,000.00	30,000.00	30,000																				
3	005400	A	TIMBER 1 SI	0		OR	0.00	0.00	5.00	AC		1.00	1.00	1.00	730.00	730.00	3,650																				
4	005401	A	TIMB2-1 SI	0		OR	0.00	0.00	11.00	AC		1.00	1.00	1.00	795.00	795.00	8,745																				
5	005010	A	SVCE ACRGE	0		OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	500.00	500.00	500																				
6	009530	C	POND	0		OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	2,500.00	2,500.00	2,500																				
REVIEW DATE		04/13/2020		BY TWA		Total Acres: 20.00		Total Land Value: 75,395		Market:		126,000		Agricultural:		12,895		Common: 62,500		PRINTED 08/06/2024 BY SYS																	

[illegible]