

BUILDING CHARACTERISTICS												MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY												
CONSTRUCTION												VALUATION SUMMARY										PAGE 1 of 1 6												
ELEMENT	CD											TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION BY					STANDARD					
DOR CODE 0000 VACANT																						Tax Group: 6 Tax Dist:												
MAP NUM MKT AREA 08																						BUILDING MARKET VALUE 0												
NEIGHBORHOOD/LOC 8024.00																						TOTAL MARKET OB/XF VALUE 0												
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																		TOTAL LAND VALUE - MARKET 35,000												
																						TOTAL MARKET VALUE 35,000												
																						SOH/AGL Deduction 10,843												
																						ASSESSED VALUE 24,157												
																						TOTAL EXEMPTION VALUE 0												
																						BASE TAXABLE VALUE 24,157												
																						TOTAL JUST VALUE 35,000												
																						NCON VALUE 0												
																						INCOME VALUE												
																						PREVIOUS YEAR MKT VALUE 35,000												
TOTALS																																		
EXTRA FEATURES												CHURCH RD, CALLAHAN																						
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												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	000115	C	SFR ACRES	0		OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	35,000.00	35,000.00	35,000														

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / V / I	RSN CD	SALE PRICE	
2086/0734	11/30/2016	WD Q	V	01	35,000	
GRANTOR: HURSEY JASON & JULIE						
1509/1261	7/02/2007	WD U	V	19	208,600	
GRANTOR: HIGGINBOTHAM ALBERT L						
GRANTEE: HURSEY JASON & JULI						

BUILDING NOTES	

BUILDING DIMENSIONS	