



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	PAGE 1 of 1 4											
																	VALUATION BY STANDARD											
																	Tax Group: 4 Tax Dist:											
																	BUILDING MARKET VALUE 0											
																	TOTAL MARKET OB/XF VALUE 0											
																	TOTAL LAND VALUE - MARKET 1,282,600											
																	TOTAL MARKET VALUE 287,065											
																	SOH/AGL Deduction 0											
																	ASSESSED VALUE 287,065											
																	TOTAL EXEMPTION VALUE 0											
																	BASE TAXABLE VALUE 287,065											
																	TOTAL JUST VALUE 1,282,600											
																	NCON VALUE 0											
																	INCOME VALUE											
																	PREVIOUS YEAR MKT VALUE 1,282,600											
DOR CODE 5500					TIMBERLAND 80-89																							
MAP NUM					MKT AREA 05																							
NEIGHBORHOOD/LOC 5001.00																												
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																								
TOTALS					CR 108, HILLIARD												BLD DATE LGL DATE 07/26/2023 DC											
EXTRA FEATURES																												
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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV				
1	005500	A	TIMBER 2 SI	0		OR	0.00	0.00	483.00	AC		1.00	1.00	1.00	555.00	555.00	268,065											
2	005902	A	HARDWOOD SI	0		OR	0.00	0.00	100.00	AC		1.00	1.00	1.00	190.00	190.00	19,000											
3	009910	M	MKT. VAL. AG	0		OR	0.00	0.00	583.00	AC		1.00	1.00	1.00	2,200.00	2,200.00	1,282,600											
REVIEW DATE 07/26/2023 BY DC Total Acres: 583.00 Total Land Value: 287,065 Market: 1,282,600 Agricultural: 287,065 Common: 0 PRINTED 08/06/2024 BY SYS																												