

LOWE JASON S & MELISSA A
35153 NANCY ROAD
CALLAHAN, FL 32011

25-2N-24-226B-0039-0000

[illegible]

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BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 2 of 2		6						
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
																												VALUATION BY										STANDARD
																												Tax Group: 6										Tax Dist:
																											BUILDING MARKET VALUE										385,452	
																											TOTAL MARKET OB/XF VALUE										46,558	
																											TOTAL LAND VALUE - MARKET										40,000	
																											TOTAL MARKET VALUE										472,010	
																											SOH/AGL Deduction										172,139	
																											ASSESSED VALUE										299,871	
																									HX HB		TOTAL EXEMPTION VALUE										50,000	
																											BASE TAXABLE VALUE										249,871	
																											TOTAL JUST VALUE										472,010	
																											NCON VALUE										0	
																											INCOME VALUE											
																											PREVIOUS YEAR MKT VALUE										458,101	