



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																																																	
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1																																																	
ELEMENT	CD	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION BY		STANDARD		Tax Group: 4		Tax Dist:		BUILDING MARKET VALUE		0		TOTAL MARKET OB/XF VALUE		0		TOTAL LAND VALUE - MARKET		100		TOTAL MARKET VALUE		100		SOH/AGL Deduction		0		ASSESSED VALUE		100		TOTAL EXEMPTION VALUE		0		BASE TAXABLE VALUE		100		TOTAL JUST VALUE		100		NCON VALUE		0		INCOME VALUE		0		PREVIOUS YEAR MKT VALUE		100	
DOR CODE	0005 COMMON S/D LANDS									MAP NUM		MKT AREA		04		NEIGHBORHOOD/LOC		4041.00		AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE	PERMIT NUM		DESCRIPTION		AMT		ISSUED		SALES DATA																																				
TOTALS		32448 FERN PARKE WAY, FERNANDINA BEACH										BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	BUILDING NOTES																																												
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	BUILDING DIMENSIONS																																																				
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	000005	C	COMMON S/D L	0		PUD	0.00	0.00	1.00	UT		1.00	1.00	1.00	100.00	100.00	100																																																				