

AMELIA LAKES CONDOS LLC
463688 SR 200 #421
YULEE, FL 32097

27-2N-28-004L-0218-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1									
ELEMENT		CD	CONSTRUCTION		TYPE		MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																					
Floor			1 100		0045300			1,181				2000	2000	100	100	0		VALUATION BY		STANDARD																			
Recreation		FITNESS CT	FITNESS CT 100		1 CONDO - 0% - 0													HX Base Yr		Tax Group: 4		Tax Dist:																	
Recreation		GAMEROOM	GAMEROOM 100																	222,000																			
Recreation		POOL	POOL 100																	0																			
Location		CORNER	CORNER 100																	0																			
View Lump Sum		TYPICAL	TYPICAL 100																	222,000																			
Desirability		1ST FLOOR	1ST FLOOR 100																	54,093																			
Balcony		FSP	FSP 100																	167,907																			
Parking		OPEN	OPEN 100																	0																			
Bedrooms			2 100																	167,907																			
Bathrooms			2 100																	222,000																			
Oth Rooms			2 100																	0																			
																				INCOME VALUE																			
																				PREVIOUS YEAR MKT VALUE																			
																				206,000																			
Quality		03	Quality Level 03																																				
DOR CODE		0400	CONDOMINIUM																																				
MAP NUM			MKT AREA																	04																			
NEIGHBORHOOD/LOC		4010	.00																																				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																																			