

LOT 415
AMELIA NATIONAL PHASE ONE-C
SEGMENTS ONE & TWO OR 2440/1467

GUSTIN BRADFORD J & DONNA ELIZABETH
95061 GOLDEN GLOW DRIVE
FERNANDINA BEACH, FL 32034

2024

27-2N-28-006C-0415-0000



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																
Exterior Wall		31	HARDIE BRD 100		0500	11	3,110	143.5964	215.39	669,863	2022	2022		0	0	0.00	100.00	VALUATION SUMMARY																
Roof Structure		08	IRREGULAR 100		1 SFR CUST - 100% - 2023										Heated Area: 2614										HX Base Yr 2023									
Roof Cover		03	COMP SHNGL 100																															