

REVIEW DATE 02/07/2020 BY KKA Total Acres: 0.00 Total Land Value: 147,072 Market: 0 Agricultural: 0 Common: 147,072 PRINTED 08/06/2024 BY SYS

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																					
																				VALUATION BY										STANDARD										
																				Tax Group: 6										Tax Dist:										
																				BUILDING MARKET VALUE										151, 140										
																				TOTAL MARKET OB/XF VALUE										16, 074										
																				TOTAL LAND VALUE - MARKET										147, 072										
																				TOTAL MARKET VALUE										314, 286										
																				SOH/AGL Deduction										83, 268										
																				ASSESSED VALUE										231, 018										
																				TOTAL EXEMPTION VALUE										0										
																				BASE TAXABLE VALUE										231, 018										
																				TOTAL JUST VALUE										314, 286										
																				NCON VALUE										0										
																				INCOME VALUE																				
																				PREVIOUS YEAR MKT VALUE										318, 732										