

KEYES JACOB J
95158 TIMBERLAKE DR
FERNANDINA BEACH, FL 32034

29-2N-28-0100-0047-0000

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																			
Exterior Wall	10	ABOVE AVG 100								0100	01	1,943	113.1900	107.53	208,931	2017	2017	0	0	0	2.50	97.50																			
Roof Structure	03	GABLE/HIP 100								1 SINGLE FAM - 100% - 2018										Heated Area: 1705										HX Base Yr 2018											
Roof Cover	03	COMP SHNGL 100								24 10 10 PTO 2017 24 29 10 35 BAS 2017 55 20 16 12 20 4 8 14 20																															
Interior Wall	05	DRYWALL 100																																							
Interior Floor	14	CARPET 60																																							
Interior Floor	08	SHT VINYL 40																																							
Air Condition	03	CENTRAL 100																																							
Heating Type	04	AIR DUCTED 100																																							
Bedrooms		4 100																																							
Bathrooms		2 100																																							
Frame	02	WOOD FRAME 100																																							
Stories	1.	1. 100																																							
Units	00	0 100																																							
Occupancy	00	NONE 100																																							