

[illegible]

WORKING MARK
441074 SANDY FORD RD
CALLAHAN, FL 32011

36-2N-24-0000-0009-0110

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										132,619			
																																TOTAL MARKET OB/XF VALUE										14,187			
																																TOTAL LAND VALUE - MARKET										30,000			
																																TOTAL MARKET VALUE										176,806			
																																SOH/AGL Deduction										25,973			
																																ASSESSED VALUE										150,833			
																																TOTAL EXEMPTION VALUE										HX HB		50,000	
																																BASE TAXABLE VALUE										100,833			
																																TOTAL JUST VALUE										176,806			
																																NCON VALUE										0			
																																INCOME VALUE													
																																PREVIOUS YEAR MKT VALUE										172,051			