

BONACCHI LORENZO & JULIA V
87028 LORENZO LANE
YULEE, FL 32097

37-3N-27-4680-0003-0030

[illegible]

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BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 2 of 2				4											
ELEMENT		CD		CONSTRUCTION		TYPE		MDL		EFF. AREA		TOT ADJ PTS		EFF. BASE RATE		REPL. COST NEW		AYB		EYB		ECON		FNCT		NORM		% COND		VALUATION SUMMARY															
Exterior Wall		30		VINYL 100		0800		02		2,015		139.6800		104.76		211,091		2022		2022		0		0		1.00		99.00		VALUATION BY					STANDARD										
Roof Structur		03		GABLE/HIP 100		6 M/H 94+ - 100% - 0										Heated Area: 2015										HX Base Yr										Tax Group: 4					Tax Dist:				
Roof Cover		05		COMP SHNGL 100		31 65 31 65 BAS 2022										BUILDING MARKET VALUE										229,048																			
Interior Wall		05		DRYWALL 100												TOTAL MARKET OB/XF VALUE										52,683																			
Interior Floo		13		LVT/LAMNT 80												TOTAL LAND VALUE - MARKET										240,000																			
Interior Floo		14		CARPET 20												TOTAL MARKET VALUE										521,731																			
Air Condition		03		CENTRAL 100												SOH/AGL Deduction										141,112																			
Heating Type		04		AIR DUCTED 100		ASSESSED VALUE										380,619																													
Bedrooms				3 100		TOTAL EXEMPTION VALUE										HX HB					50,000																								
Bathrooms				2 100		BASE TAXABLE VALUE										330,619																													
Frame		02		WOOD FRAME 100		TOTAL JUST VALUE										521,731																													
Stories		1.		1. 100		NCON VALUE										0																													
Units				0 100		INCOME VALUE																																							
						PREVIOUS YEAR MKT VALUE										812,208																													
Quality		05		Quality Level 05																																									
DOR CODE		0200		MOBILE HOME																																									
MAP NUM				MKT AREA		04																																							
NEIGHBORHOOD/LOC		4031.00																																											
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		TOT ADJ AREA		SUBAREA MARKET VALUE																																					
BAS		2,015		100		2,015		208,980																																					
TOTALS		2,015				2,015		208,980		BLD DATE				LGL DATE		06/20/2023		MLU																											
EXTRA FEATURES						87028 LORENZO LN, YULEE				XF DATE				LAND DATE																															
										INC DATE				AG DATE																															
L N		OB/XF CODE		DESCRIPTION		BLD CAP		L W		UNITS		UT		Adj R		ADJ UNIT PRICE		ORIG COND		YEAR ON		YEAR ACTUAL		Q		% COND		OB/XF MKT VALUE		NOTES															
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