

CLARK GAYLE S L/E/
86218 CALLAWAY DR
YULEE, FL 32097

42-2N-27-4400-0003-0020

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		VALUATION SUMMARY					
Exterior Wall		15		CONC BLOCK 100		0100		01		1,306		106.0800		100.78		131,619		1973		1978		0		0		22.50		77.50		VALUATION BY					
Roof Structur		03		GABLE/HIP 100		1		SINGLE		FAM		-		100%		-		0		Heated Area: 1216		HX		Base Yr		STANDARD									
Roof Cover		03		COMP SHNGL 100																										Tax Group: 4					
Interior Wall		04		PLYWOOD 100																										Tax Dist:					
Interior Floo		14		CARPET 90																										BUILDING MARKET VALUE					
Interior Floo		08		SHT VINYL 10																										TOTAL MARKET OB/XF VALUE					
Air Condition		03		CENTRAL 100																										TOTAL LAND VALUE - MARKET					
Heating Type		04		AIR DUCTED 100																										TOTAL MARKET VALUE					
Bedrooms				3 100																										SOH/AGL Deduction					
Bathrooms				2 100																										ASSESSED VALUE					
Frame		02		WOOD FRAME 100																										TOTAL EXEMPTION VALUE					
Stories		1.		1. 100																										BASE TAXABLE VALUE					
Units				0 100																										TOTAL JUST VALUE					
BUD8 Adjustme		04		DIST 01 100																										NCON VALUE					
Occupancy		00		NONE 100																										INCOME VALUE					
Quality		03		Quality Level 03																										PREVIOUS YEAR MKT VALUE					
DOR CODE		0100		SINGLE FAMILY																															
MAP NUM				MKT AREA																										04					
NEIGHBORHOOD/LOC				4052.00																															
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		TOT ADJ AREA		SUBAREA MARKET VALUE																											
BAS		976		100		976		76,230																											
BAS		240		100		240		18,745																											
FCP		288		25		72		5,623																											
FST		32		55		18		1,406																											
TOTALS		1,536				1,306		102,005																											
EXTRA FEATURES																																			
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					
1		1242		WD DECK A		0 100		0 0		153.00		SF		10.00		10.00		100		2020		2020		3		90		1,377							
2		0511		GARAGE CB-		0 100		24 26		624.00		SF		40.00		40.00		100		1996		1996		3		72		17,971							