

WAY LOIS MARIE
PO BOX 1342
HILLIARD, FL 32046-1342

49-4N-25-0000-0003-0020

[illegible]

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BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																								
CONSTRUCTION										VALUATION SUMMARY										PAGE 2 of 2																								
ELEMENT	CD	CD	CD	CD	CD	CD	CD	CD	CD	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION BY	STANDARD																				
Exterior Wall	30	VINYL 100	0800	02	1,800	149.7600	112.32	202,176	2017	2017	0	0	10.00	90.00	Tax Group: 4	Tax Dist:																												
Roof Structur	03	GABLE/HIP 100	4 M/H 94+ - 100% - 1996										Heated Area: 1800										HX Base Yr 1996																					
Roof Cover	05	COMP SHNGL 100	30 60 60 30 BAS 2020																						BUILDING MARKET VALUE										200,900									
Interior Wall	05	DRYWALL 100																							TOTAL MARKET OB/XF VALUE										1,384									
Interior Floo	08	SHT VINYL 70																							TOTAL LAND VALUE - MARKET										90,000									
Interior Floo	14	CARPET 30																							TOTAL MARKET VALUE										292,284									
Air Condition	03	CENTRAL 100																							SOH/AGL Deduction										69,487									
Heating Type	04	AIR DUCTED 100																							ASSESSED VALUE										222,797									
Bedrooms		3 100																							TOTAL EXEMPTION VALUE										HX HB 50,000									
Bathrooms		2 100																							BASE TAXABLE VALUE										172,797									
Frame	02	WOOD FRAME 100																							TOTAL JUST VALUE										292,284									
Stories	1.	1. 100																							NCON VALUE										0									
Units		0 100	INCOME VALUE																																									
																								PREVIOUS YEAR MKT VALUE		284,549																		