

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													
																					VALUATION BY		STANDARD										
																					Tax Group: 4		Tax Dist:										
																					BUILDING MARKET VALUE		0										
																					TOTAL MARKET OB/XF VALUE		12,000										
																					TOTAL LAND VALUE - MARKET		80,000										
																					TOTAL MARKET VALUE		92,000										
																					SOH/AGL Deduction		37,243										
																					ASSESSED VALUE		54,757										
																					TOTAL EXEMPTION VALUE		0										
																					BASE TAXABLE VALUE		54,757										
																					TOTAL JUST VALUE		92,000										
																					NCON VALUE		0										
																					INCOME VALUE												
																					PREVIOUS YEAR MKT VALUE		92,000										
																					MISC STRG + ALUMN CRPT = NV:KW 4/2024												
																					2003 DW/MH (26X52) _ VIN: HIGA20K04282(A/B) / TITL												
DOR CODE		0001		VAC		W/XFOB																											
MAP NUM				MKT AREA				04																									
NEIGHBORHOOD/LOC				4053.00																													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE																													
TOTALS																																	
EXTRA FEATURES						86075 MERRYLENE RD, YULEE														BLD DATE						LGL DATE							
																				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																
1	0936	SEPTC TANK	0	0	0	0	1.00	UT	6,000.00	6,000.00	100	2003	2003	3	100	6,000																	
2	0937	WELL	0	0	0	0	1.00	UT	6,000.00	6,000.00	100	2003	2003	3	100	6,000																	
LAND DESCRIPTION						TOTAL OB/XF														12,000													
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R	D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV								
1	000001	C	V RS W/XFOB	0			OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	80,000.00	80,000.00	80,000															