

UNIT A-125
IN OR 2243/939
AMELIA SURF & RACQUET CLUB #2

BAKER FAMILY TRUST/BAKER DANIEL ROBERT TRUSTEE
206 EMILY COURT
FRANKLIN, TN 37064

2025

00-00-30-0090-000A-1250


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									
Floor				5 100		0090000				1,526								1982		1982		100		100		0				8									
Recreation		POOL		POOL 100		1		CONDO		- 0%		- 0																		VALUATION BY									
Recreation		TENNIS CT		TENNIS CT 100																										STANDARD									
Location		EXTERIOR		EXTERIOR 100																										Tax Group: 8									
View Lump Sum		OCEAN		OCEAN 100																										Tax Dist:									
Desirability		5TH FLOOR		5TH FLOOR 100																										BUILDING MARKET VALUE									
Balcony FOP/PATIO		FOP/PATIO 100		FOP/PATIO 100																										TOTAL MARKET OB/XF VALUE									
Parking		OPEN		OPEN 100																										TOTAL LAND VALUE - MARKET									
Bedrooms				3 100																										TOTAL MARKET VALUE									
Bathrooms				3 100																										SOH/AGL Deduction									
Oth Rooms				2 100																										ASSESSED VALUE									
User Definition		ORIGINAL		ORIGINAL 100																										TOTAL EXEMPTION VALUE									
																														BASE TAXABLE VALUE									
																														TOTAL JUST VALUE									
																														NCON VALUE									
																														INCOME VALUE									
																														PREVIOUS YEAR MKT VALUE									