

HOLLEY JULIUS SR EST
PO BOX 38177
DETROIT, MI 48238

00-00-30-0220-0020-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY									
ELEMENT		CD	CONSTRUCTION			TYP	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY										
Exterior Wall		25	MOD METAL 80			0820	02	1,179	103.6000	82.88	97,716	1971	1971	0	0		0	70.00	30.00	VALUATION BY					STANDARD				
Exterior Wall		05	AVERAGE 20			1 M/H 93- - 0% - 0														Heated Area: 1050					HX Base Yr				
Roof Structur		03	GABLE/HIP 100			6 18 6 13 13 12 12 18 31 31 10 10 43 25 7 12 6 FST 2008 BAS 1993 UOP 1993														BUILDING MARKET VALUE					29,315				
Roof Cover		03	COMP SHNGL 100																	TOTAL MARKET OB/XF VALUE					6,732				
Interior Wall		04	PLYWOOD 100																	TOTAL LAND VALUE - MARKET					100,000				
Interior Floo		14	CARPET 80																	TOTAL MARKET VALUE					136,047				
Interior Floo		08	SHT VINYL 20																	SOH/AGL Deduction					72,182				
Air Condition		03	CENTRAL 100																	ASSESSED VALUE					63,865				
Heating Type		04	AIR DUCTED 100																	TOTAL EXEMPTION VALUE					0				
Bedrooms			3 100																	BASE TAXABLE VALUE					63,865				
Bathrooms			2 100																	TOTAL JUST VALUE					136,047				
Frame Stories Units		02	WOOD FRAME 100																	NCON VALUE					0				
		0	0 100			INCOME VALUE																							
			0 100			PREVIOUS YEAR MKT VALUE					132,460																		
Quality		03	Quality Level 03																										
DOR CODE		0200 MOBILE HOME																											
MAP NUM					MKT AREA			03																					
NEIGHBORHOOD/LOC		3026.00																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																								
BAS	1,050	100	1993	1,050	26,107																								
FST	78	65	2008	51	1,268																								
UOP	310	25	1993	78	1,940																								
TOTALS		1,438			1,179	29,315																							
EXTRA FEATURES						1436 IAN DR, FERNANDINA BEACH																							
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	0510	GARAGE WD-	0	0	32	14		448.00	SF	35.00		35.00	100	1972	1972	3	20	3,136											
2	0351	CARPORT MT	0	0	30	14		420.00	SF	5.00		5.00	100	1972	1972	3	20	420											
3	0940	SHEDS/PORT	0	0	10	8		80.00	SF	30.00		30.00	100	1980	1980	3	20	480											
4	0940	SHEDS/PORT	0	0	7	10		70.00	SF	30.00		30.00	100	1985	1985	3	20	420											
5	0812	CONCRETE C	0	0	0	0		1,666.00	SF	4.00		4.00	100	1972	1972	3	22	1,466											
6	0801	ASPHALT A	0	0	0	0		360.00	SF	3.00		3.00	100	1991	1991	3	50	540											
7	0681	POLE SHED	0	0	12	6		72.00	SF	15.00		15.00	100	1998	1998	3	25	270											
LAND DESCRIPTION										TOTAL OB/XF										6,732									
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	000100	C	RES	0		RSF-21	100.00	52.00	1.00	LT		1.00	1.00	1.00	100,000.00	100,000.00	100,000												
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