

DAHL MARYPHYLLIS
96164 MONTEGO BAY
FERNANDINA BEACH, FL 32034

00-00-30-0315-0024-0000

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		16		WD FR STUC 100		0900		01		2,201		109.6620		144.75		318,595		2003		2003		0		0		10.50		89.50		VALUATION BY		STANDARD	
Roof Structur		03		GABLE/HIP 100		1		SNGL FAM - 100% - 2004																						Tax Group: 8		Tax Dist:	
Roof Cover		03		COMP SHNGL 100																										BUILDING MARKET VALUE		285,143	
Interior Wall		05		DRYWALL 100																										TOTAL MARKET OB/XF VALUE		11,655	
Interior Floo		14		CARPET 70																										TOTAL LAND VALUE - MARKET		262,500	
Interior Floo		11		CLAY TILE 30																										TOTAL MARKET VALUE		559,298	
Air Condition		03		CENTRAL 100																										SOH/AGL Deduction		327,227	
Heating Type		04		AIR DUCTED 100																										ASSESSED VALUE		232,071	
Bedrooms				3 100																										TOTAL EXEMPTION VALUE		HX HB SX 100,722	
Bathrooms				2 100																										BASE TAXABLE VALUE		131,349	
Frame		02		WOOD FRAME 100																										TOTAL JUST VALUE		559,298	
Stories		1.		1. 100																										NCON VALUE		0	
Units		0		0 100																										INCOME VALUE			
Occupancy		00		NONE 100																										PREVIOUS YEAR MKT VALUE		493,336	
Quality		03		Quality Level 03																													
DOR CODE		0100		SINGLE FAMILY																													
MAP NUM				MKT AREA																													
NEIGHBORHOOD/LOC		2027.00																															
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		YEAR		TOT ADJ AREA		SUBAREA MARKET VALUE																							
BAS		1,805		100		2003		1,805		233,840																							
FGR		554		55		2003		305		39,513																							
FOP		53		30		2003		16		2,073																							
FSP		188		40		2003		75		9,716																							
TOTALS		2,600						2,201		285,143																							
EXTRA FEATURES																																	