

**SANDERS DAVID & ELIZABETH L/E/
2980 RIVERBEND WALK
FERNANDINA BEACH, FL 32034**

00-00-30-0440-0033-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 2													
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		31	HARDIE BRD 100		0500	12	3,199	189,2440	299.01	956,533	2022	2022	0	0	0	0.50	99.50	VALUATION BY		STANDARD																							
Roof Structur		03	GABLE/HIP 100		1 SFR CUST - 100% - 2024													Heated Area: 2423													HX Base Yr 2024												
Roof Cover		03	COMP SHNGL 100																																								

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