

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: 8		Tax Dist:									
																				BUILDING MARKET VALUE		0									
																				TOTAL MARKET OB/XF VALUE		0									
																				TOTAL LAND VALUE - MARKET		2,104,025									
																				TOTAL MARKET VALUE		2,104,025									
																				SOH/AGL Deduction		0									
																				ASSESSED VALUE		2,104,025									
																				TOTAL EXEMPTION VALUE		0									
																				BASE TAXABLE VALUE		2,104,025									
																				TOTAL JUST VALUE		2,104,025									
																				NCON VALUE		0									
																				INCOME VALUE											
																				PREVIOUS YEAR MKT VALUE		1,311,600									
DOR CODE		0000		VACANT																											
MAP NUM					MKT AREA					02																					
NEIGHBORHOOD/LOC		2021.00																													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
TOTALS																															
EXTRA FEATURES					RIVERSIDE DR, FERNANDINA BEACH															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													