



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																																																
																						STANDARD																																																
VALUATION BY																					Tax Group: 2										Tax Dist:																																							
BUILDING MARKET VALUE																															0																																							
TOTAL MARKET OB/XF VALUE																															0																																							
TOTAL LAND VALUE - MARKET																															0																																							
TOTAL MARKET VALUE																															0																																							
SOH/AGL Deduction																															0																																							
ASSESSED VALUE																															0																																							
TOTAL EXEMPTION VALUE																															0																																							
BASE TAXABLE VALUE																															0																																							
TOTAL JUST VALUE																															0																																							
NCON VALUE																															0																																							
INCOME VALUE																															0																																							
PREVIOUS YEAR MKT VALUE																															0																																							
PERMIT NUM																					DESCRIPTION										AMT										ISSUED																													
ROFC-2023-0																					"REMOVE AND REPLA																				06/16/2023																													
NEIGHBORHOOD/LOC																					1032.00																																																	
DOR CODE																					H. HEADER RECORD																																																	
MAP NUM																					MKT AREA																				01																													
AREA TYPE																					TOTAL GROSS AREA										PCT OF BASE										YEAR										TOT ADJ AREA										SUBAREA MARKET VALUE									
TOTALS																																																																						
EXTRA FEATURES																					RECORD, FERNANDINA BEACH										BLD DATE										LGL DATE																													
																															XF DATE										LAND DATE																													
																															INC DATE										AG DATE																													
L	OB/XF	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																																														
N	CODE																																																																					
LAND DESCRIPTION																					TOTAL OB/XF										0																																							
L	USE	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																														
N	CODE																																																																					
REVIEW DATE																					01/14/2025										BY										JW																													
Total Acres:																					0.00										Total Land Value:										0																													
Market:																					0										Agricultural:										0																													
Common:																					0										PRINTED										07/30/2025 BY SYS																													