

AMELIA ISLAND PLN COMNITY ASSN
PO BOX 15489
FERNANDINA BEACH, FL 32035

2025

01-6N-29-AICO-0001-0140

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1										5
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: 5										Tax Dist:											
																			BUILDING MARKET VALUE										0											
																			TOTAL MARKET OB/XF VALUE										0											
																			TOTAL LAND VALUE - MARKET										100											
																			TOTAL MARKET VALUE										100											
																			SOH/AGL Deduction										0											
																			ASSESSED VALUE										100											
																			TOTAL EXEMPTION VALUE										0											
																			BASE TAXABLE VALUE										100											
																			TOTAL JUST VALUE										100											
																			NCON VALUE										0											
																			INCOME VALUE																					
																			PREVIOUS YEAR MKT VALUE										100											
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