

WILSON CLARA L
34011 FROITZHEIM STREET
CALLAHAN, FL 32011

2025

02-1N-24-2180-1349-0000

BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1				6			
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: 6					Tax Dist:								
																				BUILDING MARKET VALUE										0			
																				TOTAL MARKET OB/XF VALUE										0			
																				TOTAL LAND VALUE - MARKET										199,485			
																				TOTAL MARKET VALUE										3,785			
																				SOH/AGL Deduction										0			
																				ASSESSED VALUE										3,785			
																				TOTAL EXEMPTION VALUE										0			
																				BASE TAXABLE VALUE										3,785			
																				TOTAL JUST VALUE										199,485			
																				NCON VALUE										0			
																				INCOME VALUE													
																				PREVIOUS YEAR MKT VALUE										194,370			