

JENSEN ELI
37139 PINERIDGE ROAD
HILLIARD, FL 32046

03-3N-24-0000-0007-0030

[illegible]

JENSEN ELI
37139 PINERIDGE ROAD
HILLIARD, FL 32046

03-3N-24-0000-0007-0030

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 2 of 2										4					
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: 4										Tax Dist:									
																										BUILDING MARKET VALUE										395,093									
																										TOTAL MARKET OB/XF VALUE										65,105									
																										TOTAL LAND VALUE - MARKET										209,225									
																										TOTAL MARKET VALUE										580,968									
																										SOH/AGL Deduction										375,621									
																										ASSESSED VALUE										205,347									
																										TOTAL EXEMPTION VALUE										HX HB 50,722									
																										BASE TAXABLE VALUE										154,625									
																										TOTAL JUST VALUE										669,423									
																										NCON VALUE										0									
																										INCOME VALUE																			
																										PREVIOUS YEAR MKT VALUE										618,678									