

PINKER JUSTIN & MENDY
17166 CUNNINGHAM FARMS PL
HILLIARD, FL 32046

10-3N-23-0000-0010-0040

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1									
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					0											
																							TOTAL MARKET OB/XF VALUE					0											
																							TOTAL LAND VALUE - MARKET					212,040											
																							TOTAL MARKET VALUE					5,062											
																							SOH/AGL Deduction					0											
																							ASSESSED VALUE					5,062											
																							TOTAL EXEMPTION VALUE					0											
																							BASE TAXABLE VALUE					5,062											
																							TOTAL JUST VALUE					212,040											
																							NCON VALUE					0											
																							INCOME VALUE																
																							PREVIOUS YEAR MKT VALUE					205,200											