

ALLEN ROBERT L & ALEX L
3620 SIERRA DRIVE
TUSCALOOSA, AL 35406

11-2N-26-1830-0035-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY													
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1													
ELEMENT		CD	16		WD FR STUC 90		0100		MDL	01	2,369		109.5640		109.56		259,548		2007		2007		ECON		FNCT	0		0		8.50		91.50	
Exterior Wall		21	STONE 10		1 SINGLE FAM - 0% - 2023		Heated Area: 2046		HX Base Yr																								
Roof Structur		03	GABLE/HIP 100																														
Roof Cover		03	COMP SHNGL 100																														
Interior Wall		05	DRYWALL 100																														
Interior Floo		14	CARPET 70																														
Interior Floo		11	CLAY TILE 30																														
Air Condition		03	CENTRAL 100																														
Heating Type		04	AIR DUCTED 100																														
Bedrooms			3 100																														
Bathrooms			2 100																														
Frame		02	WOOD FRAME 100																														
Stories		1.	1. 100																														
Units			0 100																														
Occupancy		00	NONE 100																														
Quality		03	Quality Level 03																														
DOR CODE		0100	SINGLE FAMILY																														
MAP NUM			MKT AREA																														
NEIGHBORHOOD/LOC		5009.00																															
AREA TYPE		TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																											
BAS		2,046	100	2007	2,046	205,106																											
FGR		460	55	2007	253	25,363																											
FOP		58	30	2007	17	1,705																											
FOP		176	30	2007	53	5,313																											
TOTALS		2,740			2,369	237,486																											
EXTRA FEATURES										75107 MORNING GLEN CT, YULEE										BLD DATE 01/25/2008 KK LGL DATE													
																				LAND DATE													
																				AG DATE													
L N		OB/XF CODE	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															
1		0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	100	2007	2007	3	90	3,150																
2		0811	CONCRETE B	0	0	0	0	692.00	SF	5.20	5.20	100	2007	2007	3	87	3,131																
3		0810	CONCRETE A	0	0	11	3	33.00	SF	6.50	6.50	100	2007	2007	3	87	187																