

SINGLETON EDWINA
77098 ANDORA DR
YULEE, FL 32097

11-2N-26-2052-0149-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																											
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1																											
ELEMENT	CD									TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND																									
Exterior Wall	05	AVERAGE 70								0100	01	3,122	96.5080	96.51	301,304	2012	2012		0	0	5.65	94.35	VALUATION BY																								
Exterior Wall	16	WD FR STUC 30								1 SINGLE FAM - 100% - 2013										Heated Area: 2809										HX Base Yr 2013										STANDARD							
Roof Structur	03	GABLE/HIP 100																																													