



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1	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										0									
																					TOTAL MARKET OB/XF VALUE										12,000									
																					TOTAL LAND VALUE - MARKET										141,960									
																					TOTAL MARKET VALUE										153,960									
																					SOH/AGL Deduction										57,867									
																					ASSESSED VALUE										96,093									
																					TOTAL EXEMPTION VALUE										0									
																					BASE TAXABLE VALUE										96,093									
																					TOTAL JUST VALUE										153,960									
																					NCON VALUE										0									
																					INCOME VALUE																			
																					PREVIOUS YEAR MKT VALUE										87,357									