

BEZODA LLC
541300 US HWY 1
CALLAHAN, FL 32011

29-2N-25-3200-0001-0040

BUILDING CHARACTERISTICS														MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY									
CONSTRUCTION														VALUATION SUMMARY										1									
ELEMENT		CD		TYPE		MDL		EFF. AREA		TOT ADJ PTS		EFF. BASE RATE		REPL. COST NEW		AYB		EYB		ECON		FNCT		NORM		% COND		VALUATION BY		STANDARD			
Exterior Wall		30		VINYL 100		0820		02		924		101.2000		80.96		74,807		1989		1989		0		0		70.00		30.00		Tax Group: 1		Tax Dist:	
Roof Structur		03		GABLE/HIP 100		1		M/H 93-		- 0%		- 0		Heated Area: 924														BUILDING MARKET VALUE		22,442			
Roof Cover		01		MINIMUM 100																								TOTAL MARKET OB/XF VALUE		3,586			
Interior Wall		04		PLYWOOD 100																								TOTAL LAND VALUE - MARKET		63,000			
Interior Floo		08		SHT VINYL 70																								TOTAL MARKET VALUE		89,028			
Interior Floo		14		CARPET 30																								SOH/AGL Deduction		31,765			
Air Condition		01		NONE 100																								ASSESSED VALUE		57,263			
Heating Type		01		NONE 100																								TOTAL EXEMPTION VALUE		0			
Bedrooms				2 100																								BASE TAXABLE VALUE		57,263			
Bathrooms				2 100																								TOTAL JUST VALUE		89,028			
Frame		02		WOOD FRAME 100																								NCON VALUE		0			
Stories				1. 1. 100																								INCOME VALUE					
Units				0 100																								PREVIOUS YEAR MKT VALUE		86,275			