

HIGGINBOTHAM MARY V
43002 DANSON LANE
CALLAHAN, FL 32011

31-1N-25-0000-0002-0010

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1		6						
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: 6										Tax Dist:									
																			BUILDING MARKET VALUE										0									
																			TOTAL MARKET OB/XF VALUE										7,310									
																			TOTAL LAND VALUE - MARKET										90,000									
																			TOTAL MARKET VALUE										8,420									
																			SOH/AGL Deduction										3,056									
																			ASSESSED VALUE										5,364									
																			TOTAL EXEMPTION VALUE										0									
																			BASE TAXABLE VALUE										5,364									
																			TOTAL JUST VALUE										97,310									
																			NCON VALUE										0									
																			INCOME VALUE																			
																			PREVIOUS YEAR MKT VALUE										61,310									