



BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY							
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 0 TOTAL LAND VALUE - MARKET 184,860 TOTAL MARKET VALUE 184,860 SOH/AGL Deduction 56,837 ASSESSED VALUE 128,023 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 128,023 TOTAL JUST VALUE 184,860 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 151,680						
DOR CODE 0000 VACANT																							
MAP NUM						MKT AREA						05											
NEIGHBORHOOD/LOC						5001.00																	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																		
TOTALS																							
EXTRA FEATURES						LESSIE RD, HILLIARD																	
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								

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
2498/0485	9/10/2021	WD	U	V	11	100			
GRANTOR: VARNER EMMA HAZEL									
GRANTEE: VARNER EMMA HAZEL L									
2437/1444	2/25/2021	FJ	U	V	11	100			
GRANTOR: VARNER ALBERT ESTATE									
GRANTEE: JONES JUANITA EST &									

BUILDING NOTES									

BUILDING DIMENSIONS									

LAND DESCRIPTION													TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	
1	000100	C	RES	0		OR	0.00	0.00	9.48	AC		1.00	1.00	1.00	19,500.00	19,500.00	184,860								