

NASSAU COUNTY PROPERTY PAGE 1 of 1 4

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				
DOR CODE								8000 VAC GOVERNMENTAL								VALUATION BY STANDARD							
MAP NUM								MKT AREA								04							
NEIGHBORHOOD/LOC								5001.00								Tax Group: 4 Tax Dist:							
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																		
TOTALS								852120 US HWY 17, YULEE								BLD DATE: LGL DATE: 05/09/2025 MLU XF DATE: LAND DATE: INC DATE: AG DATE:							

VALUATION BY	STANDARD
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	93,450
TOTAL MARKET VALUE	93,450
SOH/AGL Deduction	64,080
ASSESSED VALUE	29,370
TOTAL EXEMPTION VALUE	05 29,370
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	93,450
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	26,700

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE	Q	V	RSN	CD	SALE PRICE

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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	008700	C	STATE	0		PD - E	0.00	0.00	2.67	AC		1.00	1.00	1.00	35,000.00	35,000.00	93,450							