

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												
Exterior Wall		05	AVERAGE 100		0820	02	924	117.6000	94.08	86,930	1991	1991	0	0	0	70.00	30.00	VALUATION BY		STANDARD										
Roof Structur		03	GABLE/HIP 100		1 M/H 93- - 0% - 2025													Heated Area: 924					HX Base Yr							
Roof Cover		03	COMP SHNGL 100		14 66 66 14 BAS 1993														Tax Group: 4				Tax Dist:				26,079			
Interior Wall		05	DRYWALL 100																BUILDING MARKET VALUE				96							
Interior Floo		14	CARPET 90																TOTAL MARKET OB/XF VALUE				85,000							
Interior Floo		08	SHT VINYL 10																TOTAL LAND VALUE - MARKET				111,175							
Air Condition		03	CENTRAL 100																TOTAL MARKET VALUE				0							
Heating Type		04	AIR DUCTED 100																ASSESSED VALUE				111,175							
Bedrooms			2 100																TOTAL EXEMPTION VALUE				0							
Bathrooms			2.5 100																BASE TAXABLE VALUE				111,175							
Frame		02	WOOD FRAME 100																TOTAL JUST VALUE				111,175							
Stories		1.	1. 100																NCON VALUE				0							
Units			0 100		INCOME VALUE				PREVIOUS YEAR MKT VALUE				102,915																	
Quality		03	Quality Level 03																											
DOR CODE		0200	MOBILE HOME																											
MAP NUM			MKT AREA				04																							
NEIGHBORHOOD/LOC		4048.00																												
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																									
BAS	924	100	1993	924	26,079																									
TOTALS		924		924	26,079																									
EXTRA FEATURES					85329 MINER RD, YULEE																									
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														
1	1242	WD DECK A	0	0	6	8	48.00	SF	10.00	10.00	100	1992	1992	3	20	96														
LAND DESCRIPTION																	TOTAL OB/XF 96													
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	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000													
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