

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		104,100												
																			TOTAL MARKET VALUE		1,822												
																			SOH/AGL Deduction		0												
																			ASSESSED VALUE		1,822												
																			TOTAL EXEMPTION VALUE		0												
																			BASE TAXABLE VALUE		1,822												
																			TOTAL JUST VALUE		104,100												
																			NCON VALUE		0												
																			INCOME VALUE														
																			PREVIOUS YEAR MKT VALUE		62,460												
DOR CODE	5500	TIMBERLAND 80-89																															
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										BLD DATE				LGL DATE		05/12/2025		MLU									
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																		
LAND DESCRIPTION																	TOTAL OB/XF																