

LEVITT MICHELLE LEE SMITH
85352 LANA RD
YULEE, FL 32097

43-2N-27-4643-0031-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1										4
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		30		VINYL 100		0800		02		1,984		116.8000		99.28		196,972		2018		2018		0		0		10.00		90.00		VALUATION BY					STANDARD					
Roof Structur		03		GABLE/HIP 100		1		M/H		94+		-		100%		-		2021		Heated Area:		1984		HX		Base Yr		2021		Tax Group: 4					Tax Dist:					
Roof Cover		05		COMP SHNGL 100																										BUILDING MARKET VALUE					177,275					
Interior Wall		05		DRYWALL 100																										TOTAL MARKET OB/XF VALUE					4,179					
Interior Floo		14		CARPET 70																										TOTAL LAND VALUE - MARKET					85,000					
Interior Floo		08		SHT VINYL 30																										TOTAL MARKET VALUE					266,454					
Air Condition		03		CENTRAL 100																										SOH/AGL Deduction					84,379					
Heating Type		04		AIR DUCTED 100																										ASSESSED VALUE					182,075					
Bedrooms				3 100																										TOTAL EXEMPTION VALUE					HX HB 50,722					
Bathrooms				2 100																										BASE TAXABLE VALUE					131,353					
Frame		02		WOOD FRAME 100																										TOTAL JUST VALUE					266,454					
Stories		0		0 100																										NCON VALUE					0					
Units		0		0 100																										INCOME VALUE										
																														PREVIOUS YEAR MKT VALUE					245,853					