

COLEMAN LARRY J/COLEMAN RONALD L
96044 BAKER DR
YULEE, FL 32097

44-2N-27-0000-0011-0000



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																					
																									VALUATION BY										STANDARD										
																										Tax Group: 4										Tax Dist:									
																										BUILDING MARKET VALUE										0									
																										TOTAL MARKET OB/XF VALUE										12,000									
																										TOTAL LAND VALUE - MARKET										54,000									
																										TOTAL MARKET VALUE										66,000									
																										SOH/AGL Deduction										3,300									
																										ASSESSED VALUE										62,700									
																										TOTAL EXEMPTION VALUE										0									
																										BASE TAXABLE VALUE										62,700									
																										TOTAL JUST VALUE										66,000									
																										NCON VALUE										0									
																										INCOME VALUE																			
																										PREVIOUS YEAR MKT VALUE										57,000									