

BRADFELD PATRICK A & YONG S
632 PALMETTO PLACE
YULEE, FL 32097

44-2N-27-1003-0088-0000

BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS									NASSAU COUNTY PROPERTY							
ELEMENT	CD			TYP	MOL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	A/YB	EYB	ECON	FNCIT	NORM	% COND	VALUATION SUMMARY						
Exterior Wall	03	HARDIE BRD	100	0900	01	2,050	103.3410	136.41	279,640	2021	2021	0	0	1.00	99.00	VALUATION BY		STANDARD				
RooF Structur	03	GABLE/HIP	100	1 SNGL FAM - 0% - 2024 Heated Area: 1727 HX Base Yr												Tax Group: 4		Tax Dist:				
RooF Cover	05	COMP SHNGL	100													BUILDING MARKET VALUE	276,844					
Interior Wall	03	DRYWALL	100													TOTAL MARKET OB/XF VALUE	3,413					
Interior Floo	13	LVT/LAMNT	100													TOTAL LAND VALUE - MARKET	75,000					
Air Condition	03	CENTRAL	100													TOTAL MARKET VALUE	355,257					
Heating Type	04	AIR DUCTED	100													SOH/AGL Deduction	10,915					
Bedrooms		3	100													ASSESSED VALUE	344,342					
Bathrooms		2	100													TOTAL EXEMPTION VALUE	0					
Frame	02	WOOD FRAME	100													BASE TAXABLE VALUE	344,342					
Stories	1.	1.	100													TOTAL JUST VALUE	355,257					
Units		0	100													NCON VALUE	0					
Occupancy	00	NONE	100													INCOME VALUE						
																PREVIOUS YEAR MKT VALUE	313,038					