

**FERREIRA DANNY K L/E/
1754 SOUTH 15TH STREET
FERNANDINA BEACH, FL 32034**

45-2N-28-550D-0002-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1				4
ELEMENT	CD	CONSTRUCTION										VALUATION SUMMARY										STANDARD												
Exterior Wall	05	AVERAGE 100										TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION BY									
Roof Structur	03	GABLE/HIP 100										0820	02	1,152	116.8000	93.44	107,643	1985	1990	0	0	0	70.00	30.00	Tax Group: 4									
Roof Cover	03	COMP SHNGL 100										1 M/H 93- - 0% - 2023										Heated Area: 1152												
Interior Wall	05	DRYWALL 100																				HX Base Yr												
Interior Floo	13	LVT/LAMNT 60																																
Interior Floo	14	CARPET 40																																
Air Condition	03	CENTRAL 100																																
Heating Type	04	AIR DUCTED 100																																
Bedrooms		3 100																																
Bathrooms		2 100																																
Frame	02	WOOD FRAME 100																																
Stories	1.	1. 100																																
Units		0 100																																