

BLACK ATANASIA L
54814 OGILVIE ROAD
CALLAHAN, FL 32011

46-2N-25-0260-0008-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																			
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 2																			
ELEMENT	CD									TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND																	
Exterior Wall	20	FACE BRICK 100								0900	01	2,445	105.8400	139.71	341,591	1989	2004	0	0	0	15.00	85.00																	
Roof Structure	03	GABLE/HIP 100								1 SNGL FAM - 0% - 2025										Heated Area: 1892										HX Base Yr									
Roof Cover	03	COMP SHNGL 100																																					

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