

LIVE OAK HOLDINGS GROUP LLC
100 N LAURA ST STE 900
JACKSONVILLE, FL 32202

46-3N-28-5481-0B19-0000

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										0									
																									TOTAL LAND VALUE - MARKET										120,000									
																									TOTAL MARKET VALUE										120,000									
																									SOH/AGL Deduction										0									
																									ASSESSED VALUE										120,000									
																									TOTAL EXEMPTION VALUE										0									
																									BASE TAXABLE VALUE										120,000									
																									TOTAL JUST VALUE										120,000									
																									NCON VALUE										0									
																									INCOME VALUE																			
																									PREVIOUS YEAR MKT VALUE										160,000									