

NASSAU COUNTY SCHOOL BOARD
1201 ATLANTIC AV
FERNANDINA BEACH, FL 32034

50-3N-27-0000-0001-0350

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BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																																				
CONSTRUCTION										VALUATION SUMMARY										PAGE 3 of 9																																				
ELEMENT	CD	20	09	03	01	07	01	03	04	03	1.	00	03	8300	MAP NUM	MKT AREA	04	4053.00	AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE	7201	04	17,998	77.9000	EFF. BASE RATE	152.10	REPL. COST NEW	2,737,496	2017	2017	ECON	FNCT	0	0	0	5.25	94.75	VALUATION BY	Tax Group: 4	Tax Dist:	STANDARD	22,361,915	1,018,560	3,436,250	26,816,725	670,021	26,146,704	26,146,704	0	26,816,725	0	27,038,312
Exterior Wall	09	FACE BRICK 100	RIDGE FRME 100	COMP SHNGL 100	MINIMUM 100	CORK/VTILE 100	FIN.SUSPD 100	CENTRAL 100	AIR DUCTED 100	32 100	1. 100	NONE 100	03	8300				4053.00	BAS	17,000	100	2017	17,000	2,449,951	7201	04	17,998	77.9000	152.10	2,737,496	2017	2017	0	0	0	5.25	94.75	VALUATION BY	Tax Group: 4	Tax Dist:	STANDARD	22,361,915	1,018,560	3,436,250	26,816,725	670,021	26,146,704	26,146,704	0	26,816,725	0	27,038,312				
Roof Structur	09	FACE BRICK 100	RIDGE FRME 100	COMP SHNGL 100	MINIMUM 100	CORK/VTILE 100	FIN.SUSPD 100	CENTRAL 100	AIR DUCTED 100	32 100	1. 100	NONE 100	03	8300				4053.00	BAS	17,000	100	2017	17,000	2,449,951	7201	04	17,998	77.9000	152.10	2,737,496	2017	2017	0	0	0	5.25	94.75	VALUATION BY	Tax Group: 4	Tax Dist:	STANDARD	22,361,915	1,018,560	3,436,250	26,816,725	670,021	26,146,704	26,146,704	0	26,816,725	0	27,038,312				
Roof Cover	03	FACE BRICK 100	RIDGE FRME 100	COMP SHNGL 100	MINIMUM 100	CORK/VTILE 100	FIN.SUSPD 100	CENTRAL 100	AIR DUCTED 100	32 100	1. 100	NONE 100	03	8300				4053.00	BAS	17,000	100	2017	17,000	2,449,951	7201	04	17,998	77.9000	152.10	2,737,496	2017	2017	0	0	0	5.25	94.75	VALUATION BY	Tax Group: 4	Tax Dist:	STANDARD	22,361,915	1,018,560	3,436,250	26,816,725	670,021	26,146,704	26,146,704	0	26,816,725	0	27,038,312				
Interior Wall	01	FACE BRICK 100	RIDGE FRME 100	COMP SHNGL 100	MINIMUM 100	CORK/VTILE 100	FIN.SUSPD 100	CENTRAL 100	AIR DUCTED 100	32 100	1. 100	NONE 100	03	8300				4053.00	BAS	17,000	100	2017	17,000	2,449,951	7201	04	17,998	77.9000	152.10	2,737,496	2017	2017	0	0	0	5.25	94.75	VALUATION BY	Tax Group: 4	Tax Dist:	STANDARD	22,361,915	1,018,560	3,436,250	26,816,725	670,021	26,146,704	26,146,704	0	26,816,725	0	27,038,312				
Interior Floo	07	FACE BRICK 100	RIDGE FRME 100	COMP SHNGL 100	MINIMUM 100	CORK/VTILE 100	FIN.SUSPD 100	CENTRAL 100	AIR DUCTED 100	32 100	1. 100	NONE 100	03	8300				4053.00	BAS	17,000	100	2017	17,000	2,449,951	7201	04	17,998	77.9000	152.10	2,737,496	2017	2017	0	0	0	5.25	94.75	VALUATION BY	Tax Group: 4	Tax Dist:	STANDARD	22,361,915	1,018,560	3,436,250	26,816,725	670,021	26,146,704	26,146,704	0	26,816,725	0	27,038,312				
Ceiling	01	FACE BRICK 100	RIDGE FRME 100	COMP SHNGL 100	MINIMUM 100	CORK/VTILE 100	FIN.SUSPD 100	CENTRAL 100	AIR DUCTED 100	32 100	1. 100	NONE 100	03	8300				4053.00	BAS	17,000	100	2017	17,000	2,449,951	7201	04	17,998	77.9000	152.10	2,737,496	2017	2017	0	0	0	5.25	94.75	VALUATION BY	Tax Group: 4	Tax Dist:	STANDARD	22,361,915	1,018,560	3,436,250	26,816,725	670,021	26,146,704	26,146,704	0	26,816,725	0	27,038,312				
Air Condition	03	FACE BRICK 100	RIDGE FRME 100	COMP SHNGL 100	MINIMUM 100	CORK/VTILE 100	FIN.SUSPD 100	CENTRAL 100	AIR DUCTED 100	32 100	1. 100	NONE 100	03	8300				4053.00	BAS	17,000	100	2017	17,000	2,449,9																																

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ELEMENT	CD	CD	CD	CD	CD	CD	CD	CD	CD	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	0	0	NORM	% COND	VALUATION BY	STANDARD																																																																																														
Exterior Wall	20	FACE BRICK 100	09	RIDGE FRME 100	04	BUILT-UP 100	01	MINIMUM 100	07	CORK/VTILE 80	15	HARDTILE 20	01	FIN.SUSPD 100	03	CENTRAL 100	04	AIR DUCTED 100	44	100	03	MASONRY 100	19	100	33	100	1.	1.	100	0	100	00	NONE 100	03	Quality Level 03	8300	PUBLIC SCHOOLS	MAP NUM	MKT AREA	04	NEIGHBORHOOD/LOC	4053.00	AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE	BAS	21,032	100	2017	21,032	598,566	CAN	464	30	2017	139	23,783	CAN	816	30	2017	245	41,919	CAN	6,961	30	2017	2,088	357,256	CDN	845	35	2017	296	50,646	FST	312	50	2017	156	26,691	FST	806	50	2017	403	68,953	FST	1,333	50	2017	666	113,952	TOTALS	32,569				25,025	4,281,766	BLD DATE	05/26/2022	KKHS	LGL DATE	06/21/2024	TD	BUILDING NOTES									
Roof Structur	09	RIDGE FRME 100	04	BUILT-UP 100	01	MINIMUM 100	07	CORK/VTILE 80	15	HARDTILE 20	01	FIN.SUSPD 100	03	CENTRAL 100	04	AIR DUCTED 100	44	100	03	MASONRY 100	19	100	33	100	1.	1.	100	0	100	00	NONE 100	03	Quality Level 03	8300	PUBLIC SCHOOLS	MAP NUM	MKT AREA	04	NEIGHBORHOOD/LOC	4053.00	AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE	BAS	21,032	100	2017	21,032	598,566	CAN	464	30	2017	139	23,783	CAN	816	30	2017	245	41,919	CAN	6,961	30	2017	2,088	357,256	CDN	845	35	2017	296	50,646	FST	312	50	2017	156	26,691	FST	806	50	2017	403	68,953	FST	1,333	50	2017	666	113,952	TOTALS	32,569				25,025	4,281,766	BLD DATE	05/26/2022	KKHS	LGL DATE	06/21/2024	TD	BUILDING NOTES											
Interior Wall	01	MINIMUM 100	07	CORK/VTILE 80	15	HARDTILE 20	01	FIN.SUSPD 100	03	CENTRAL 100	04	AIR DUCTED 100	44	100	03	MASONRY 100	19	100	33	100	1.	1.	100	0	100	00	NONE 100	03	Quality Level 03	8300	PUBLIC SCHOOLS	MAP NUM	MKT AREA	04	NEIGHBORHOOD/LOC	4053.00	AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE	BAS	21,032	100	2017	21,032	598,566	CAN	464	30	2017	139	23,783	CAN	816	30	2017	245	41,919	CAN	6,961	30	2017	2,088	357,256	CDN	845	35	2017	296	50,646	FST	312	50	2017	156	26,691	FST	806	50	2017	403	68,953	FST	1,333	50	2017	666	113,952	TOTALS	32,569				25,025	4,281,766	BLD DATE	05/26/2022	KKHS	LGL DATE	06/21/2024	TD	BUILDING NOTES															
Interior Floo	07	CORK/VTILE 80	15	HARDTILE 20	01	FIN.SUSPD 100	03	CENTRAL 100	04	AIR DUCTED 100	44	100	03	MASONRY 100	19	100	33	100	1.	1.	100	0	100	00	NONE 100	03	Quality Level 03	8300	PUBLIC SCHOOLS	MAP NUM	MKT AREA	04	NEIGHBORHOOD/LOC	4053.00	AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE	BAS	21,032	100	2017	21,032	598,566	CAN	464	30	2017	139	23,783	CAN	816	30	2017	245	41,919	CAN	6,961	30	2017	2,088	357,256	CDN	845	35	2017	296	50,646	FST	312	50	2017	156	26,691	FST	806	50	2017	403	68,953	FST	1,333	50	2017	666	113,952	TOTALS	32,569				25,025	4,281,766	BLD DATE	05/26/2022	KKHS	LGL DATE	06/21/2024	TD	BUILDING NOTES																	
Interior Floo	15	HARDTILE 20	01	FIN.SUSPD 100	03	CENTRAL 100	04	AIR DUCTED 100	44	100	03	MASONRY 100	19	100	33																																																																																																								

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