

GARRETT CINDY DAVIS
11430 MONUMENT RIDGE DR
JACKSONVILLE, FL 32225

50-3N-28-0000-0029-0160

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					12,000													
																						TOTAL LAND VALUE - MARKET					85,000													
																						TOTAL MARKET VALUE					97,000													
																						SOH/AGL Deduction					32,781													
																						ASSESSED VALUE					64,219													
																						TOTAL EXEMPTION VALUE					0													
																						BASE TAXABLE VALUE					64,219													
																						TOTAL JUST VALUE					97,000													
																						NCON VALUE					0													
																						INCOME VALUE																		
																						PREVIOUS YEAR MKT VALUE					92,000													
DOR CODE		0001		VAC W/XFOB																																				
MAP NUM				MKT AREA																		04																		
NEIGHBORHOOD/LOC		4031		.00																																				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																			