

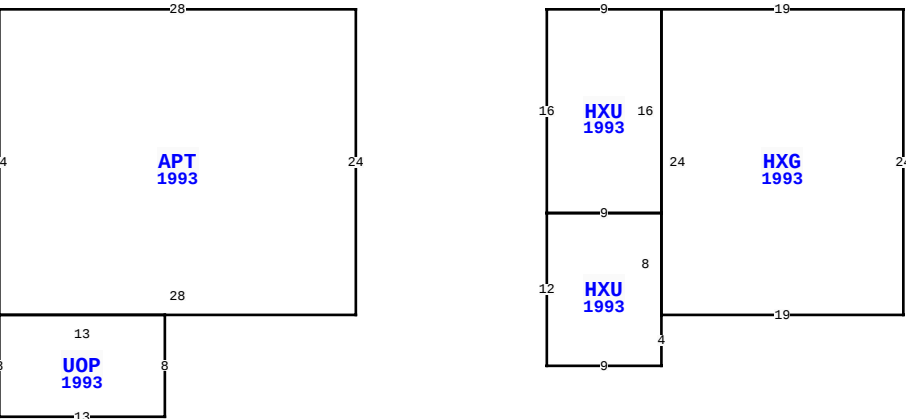
COMMANDEUR BRENDA
2110 ALACHUA STREET
FERNANDINA BEACH, FL 32034

00-00-31-100B-0005-0000

[illegible]

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BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 2 of 2		2															
ELEMENT	CD	CONSTRUCTION										VALUATION SUMMARY										VALUATION BY						STANDARD																			
Exterior Wall	07	ASB SHNGLE 50										TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	Tax Group: 2						Tax Dist:																
Exterior Wall	15	CONC BLOCK 50										0100	01	1,082	92.5000	97.12	105,084	1942	1980	0	0	0	26.25	73.75	BUILDING MARKET VALUE						287,775																
Roof Structur	03	GABLE/HIP 100										2 SINGLE FAM 36.01% - 2003										Heated Area: 672						HX Base Yr 2003																			
Roof Cover	03	COMP SHNGL 100																						TOTAL MARKET OB/XF VALUE						1,670																	
Interior Wall	05	DRYWALL 100																						TOTAL LAND VALUE - MARKET						300,000																	
Interior Floo	14	CARPET 80																						TOTAL MARKET VALUE						589,445																	
Interior Floo	08	SHT VINYL 20																						SOH/AGL Deduction						339,325																	
Air Condition	02	WINDOW 100																						ASSESSED VALUE						250,120																	
Heating Type	02	CONVECTION 100																						TOTAL EXEMPTION VALUE						51,411																	
Bedrooms	2	100																						BASE TAXABLE VALUE						198																	