



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall
Roof Structur

2504MOD METAL 100
WOOD TRUSS 100

Roof Cover
Interior Wall

0202ROLL COMP 100
WALL BD/WD 100

Interior Floo
Ceiling

0702CORK/VTILE 100
F.NOT SUS 100

Air Condition
Heating Type

0304CENTRAL 100
AIR DUCTED 100

Fixtures
Frame

0204WOOD FRAME 100

Story Height

8 100

RMS
Stories
Units

6 100
1. 100
0 100

Occupancy

00NONE 100

Quality

03Quality Level 03

DOR CODE

8600COUNTY

MAP NUM

MKT AREA08

NEIGHBORHOOD/LOC

8026.00

AREA TYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE

BAS1,20010020011,20036,409

TOTALS1,2001,20036,409

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLD CAPL WUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

10402CONC BUMPE00023.00UT25.0025.0010019901990364368

20443STK FNC 6'001380138.00LF10.0010.0010019901990320276

31093T SCALE 500001.00UT28,050.0028,050.00100198719873205,610

41093T SCALE 500001.00UT28,050.0028,050.00100198819883205,610

50940SHEDS/PORT006848.00SF30.0030.0010019911991320288

60424CL FNC 6'000135.00LF20.0020.0010019871987322594

70467FNC GT 25'00024.00UT875.00875.00100198719873224,620

80819CONC 12"0002,445.00SF9.509.501001987198734710,917

90812CONCRETE C0003,606.00SF4.004.00100198719873476,779

101241WD DECK G000400.00UT11.5011.50100200120013271,242

LAND DESCRIPTION

L NUSE CODECLS LAND USE DESCRIPTIONCAPR DLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZ YR CONSRV

1008600C COUNTY0GPU0.000.0017.34AC1.001.000.3055,000.0016,500.00286,110

REVIEW DATE01/01/2023BY CDTotal Acres: 17.34Total Land Value: 286,110Market: 0Agricultural: 0Common: 286,110PRINTED 07/09/2026 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

1709041,20073.710063.2175,8522003200300052.0048.00

1 MH OFFICE 0% - 0Heated Area: 1200HX Base Yr

24502450BAS 2001

NASSAU COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 6Tax Dist:

BUILDING MARKET VALUE36,409

TOTAL MARKET OB/XF VALUE68,684

TOTAL LAND VALUE - MARKET286,110

TOTAL MARKET VALUE391,203

SOH/AGL Deduction97,908

ASSESSED VALUE293,295

TOTAL EXEMPTION VALUE03293,295

BASE TAXABLE VALUE0

TOTAL JUST VALUE391,203

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE358,999

PERMIT NUMDESCRIPTIONAMTISSUED

23003990DEMOLITION1,50003/27/2023

20006367CARPORT21,73509/30/2020

19009527CARPORT17,38812/06/2019

19009530CARPORT24,00012/06/2019

17004012CARPORT9,47105/05/2017

17003208CARPORT4,05904/12/2017

SALES DATA

OFF RECORD NumberDATETYPE INSTQU / VRSN CD SALE PRICE

0586/072712/20/1989WDQ QV03100

GRANTOR:SCHOOL BOARD OF NC

GRANTEE:BOARD OF COUNTY COM

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2001] W50S24E50N 24\$.

[illegible]

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 3 of 3															
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: 6											
																																		Tax Dist:											
																																		BUILDING MARKET VALUE											
																																		TOTAL MARKET OB/XF VALUE											
																																		TOTAL LAND VALUE - MARKET											
																																		TOTAL MARKET VALUE											
																																		SOH/AGL Deduction											
																																		ASSESSED VALUE											
																																		TOTAL EXEMPTION VALUE											
																																		BASE TAXABLE VALUE											
																																		TOTAL JUST VALUE											
																																		NCON VALUE											
																																		INCOME VALUE											
																																		PREVIOUS YEAR MKT VALUE											