

RIVER DIVIDE RANCH LLC
1116 N EDGEWOOD AVE
JACKSONVILLE, FL 32254-2399

12-1N-23-0000-0008-0020

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY									
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					0					
																			TOTAL MARKET OB/XF VALUE					0					
																			TOTAL LAND VALUE - MARKET					105,000					
																			TOTAL MARKET VALUE					105,000					
																			SOH/AGL Deduction					0					
																			ASSESSED VALUE					105,000					
																			TOTAL EXEMPTION VALUE					0					
																			BASE TAXABLE VALUE					105,000					
																			TOTAL JUST VALUE					105,000					
																			NCON VALUE					0					
																			INCOME VALUE										
																			PREVIOUS YEAR MKT VALUE					97,500					
</																													