

LEE JEREMY & AMY T
75303 JOHNSON LAKE ROAD
YULEE, FL 32097

18-2N-27-4316-0019-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY											
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1											
ELEMENT	CD	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION BY					STANDARD											
Exterior Wall	30	0200	01	2,204	113.1900	107.53	236,996	2004	2004		0	0	0	10.25	89.75	Tax Group: 4					Tax Dist:										
Roof Structur	03	1 SFR MODULR 100% - 2006										Heated Area: 2204					HX Base Yr 2006					BUILDING MARKET VALUE					212,704				
Roof Cover	12	MODULAR MT 100																				TOTAL MARKET OB/XF VALUE					3,778				
Interior Wall	05	DRYWALL 100																				TOTAL LAND VALUE - MARKET					75,000				
Interior Floo	14	CARPET 80																				TOTAL MARKET VALUE					291,482				
Interior Floo	08	SHT VINYL 20																				SOH/AGL Deduction					151,898				
Air Condition	03	CENTRAL 100																				ASSESSED VALUE					139,584				
Heating Type	04	AIR DUCTED 100																				TOTAL EXEMPTION VALUE					HX HB 51,411				
Bedrooms		3 100																				BASE TAXABLE VALUE					88,173				
Bathrooms		2 100																				TOTAL JUST VALUE					201,482				
Frame	02	WOOD FRAME 100																				NCON VALUE					0				
Stories		1. 100																				INCOME VALUE									
Units		0 100																				PREVIOUS YEAR MKT VALUE					245,031				
Occupancy	00	NONE 100																													