

LATIMER-PYLES SAMANTHA LOUISE
27070 POND DRIVE
HILLIARD, FL 32046

22-2N-23-0000-0004-0090

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1										6			
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										19,634									
																								TOTAL LAND VALUE - MARKET										132,720									
																								TOTAL MARKET VALUE										130,546									
																								SOH/AGL Deduction										0									
																								ASSESSED VALUE										130,546									
																								TOTAL EXEMPTION VALUE										0									
																								BASE TAXABLE VALUE										130,546									
																								TOTAL JUST VALUE										152,354									
																								NCON VALUE										0									
																								INCOME VALUE																			
																								PREVIOUS YEAR MKT VALUE										174,699									