

HARRIS JEFFREY LEE
4769 RIVER ROAD
HILLIARD, FL 32046

23-2N-23-0000-0005-0000

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														
Exterior Wall		05	AVERAGE 100		0820	02	924	122.6000	104.21	96,290	1986	1986		0	0	70.00	30.00	VALUATION BY		STANDARD												
Roof Structure		03	GABLE/HIP 100		1 M/H 93- 100% - 1996										Heated Area: 924				HX Base Yr 1996				Tax Group: 6		Tax Dist:							
Roof Cover		12	MODULAR MT 100		66 14 BAS 1995 66 14														BUILDING MARKET VALUE				28,887									
Interior Wall		04	PLYWOOD 100																TOTAL MARKET OB/XF VALUE				13,406									
Interior Floor		14	CARPET 90																TOTAL LAND VALUE - MARKET				68,000									
Interior Floor		08	SHT VINYL 10																TOTAL MARKET VALUE				110,293									
Air Condition		03	CENTRAL 100																SOH/AGL Deduction				50,640									
Heating Type		04	AIR DUCTED 100																ASSESSED VALUE				59,653									
Bedrooms			2 100																TOTAL EXEMPTION VALUE				HX HB		34,653							
Bathrooms			2 100																BASE TAXABLE VALUE				25,000									
Frame		02	WOOD FRAME 100																TOTAL JUST VALUE				110,293									
Stories		1.	1. 100																NCON VALUE				0									
Units			0 100		INCOME VALUE																											
					PREVIOUS YEAR MKT VALUE				117,722																							
Quality		03	Quality Level 03																													
DOR CODE		0200	MOBILE HOME																													
MAP NUM			MKT AREA		09																											
NEIGHBORHOOD/LOC		9003.00																														
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																											
BAS	924	100	1995	924	28,887																											