

HAGAN DEREK A & SABRINA M
34051 LAVENDER PARKE DR
FERNANDINA BEACH, FL 32097

26-2N-28-0557-0309-0000

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		31	HARDIE BRD 100		0900	01	2,949	93.0600	129.35	381,453	2022	2022		0	0	1.00	99.00	VALUATION BY					STANDARD						
Roof Structur		03	GABLE/HIP 100		1 SNGL FAM 100% - 2023													Heated Area: 2491					HX Base Yr 2023						
Roof Cover		03	COMP SHNGL 100																										