

HAMLIN JOHN KYLE/HAMLIN MICHAEL DARIN
54031 JANICE DRIVE
CALLAHAN, FL 32011

37-1N-25-296C-0082-0000

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										1,152										
																									TOTAL LAND VALUE - MARKET										51,000										
																									TOTAL MARKET VALUE										52,152										
																									SOH/AGL Deduction										16,148										
																									ASSESSED VALUE										36,004										
																									TOTAL EXEMPTION VALUE										0										
																									BASE TAXABLE VALUE										36,004										
																									TOTAL JUST VALUE										52,152										
																									NCON VALUE										0										
																									INCOME VALUE																				
																									PREVIOUS YEAR MKT VALUE										51,152										
																									ALSO SEE PRCL -296C-0083-0000																				