

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									
																				VALUATION BY		STANDARD							
																				Tax Group: 4		Tax Dist:							
																				BUILDING MARKET VALUE		0							
																				TOTAL MARKET OB/XF VALUE		0							
																				TOTAL LAND VALUE - MARKET		117,000							
																				TOTAL MARKET VALUE		117,000							
																				SOH/AGL Deduction		66,333							
																				ASSESSED VALUE		50,667							
																				TOTAL EXEMPTION VALUE		0							
																				BASE TAXABLE VALUE		50,667							
																				TOTAL JUST VALUE		117,000							
																				NCON VALUE		0							
																				INCOME VALUE									
																				PREVIOUS YEAR MKT VALUE		110,500							
DOR CODE		0000		VACANT																									
MAP NUM							MKT AREA		04																				
NEIGHBORHOOD/LOC			4053.00																										
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																								
TOTALS																													
EXTRA FEATURES						OFF CALAWAY DR, YULEE																							
L N	OB/XF CODE	DESCRIPTION			BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES											