

CHANG JINGYU
86870 IRON RAIL CT
YULEE, FL 32097

42-2N-27-1090-0159-0000

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							0100	01	1,714	120.1000		126.10	216,135	2022	2022		0	0	1.00	99.00	VALUATION BY		STANDARD													
Roof Structur		03	GABLE/HIP 100							1 SINGLE FAM 100% - 2023										Heated Area: 1435										HX Base Yr 2023									
Roof Cover		05	COMP SHNGL 100																																				