

PEISTRUP TRAVIS A & DARCI
54060 AMBLERWOOD WAY
CALLAHAN, FL 32011

46-2N-25-0240-0142-0000

[illegible]

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BUILDING CHARACTERISTICS																	MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 2 of 2				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											
Exterior Wall		25		MOD METAL 100		6500		01		1,270		59.8000		23.32		29,616		2025		2025		0		0		1.00		99.00		VALUATION BY					STANDARD						
Roof Structure		10		STEEL FRME 100		2		GARAGE RES		100%		- 2026				Heated Area: 1200						HX		Base Yr		2017		Tax Group: 6					Tax Dist:								
Roof Cover		12		MODULAR MT 100																										BUILDING MARKET VALUE					330,395						
Interior Wall		07		NONE 100																										TOTAL MARKET OB/XF VALUE					0						
Interior Floor		03		CONC FINSH 100																										TOTAL LAND VALUE - MARKET					61,000						
Air Condition		01		NONE 100																										TOTAL MARKET VALUE					391,395						
Heating Type		01		NONE 100																										SOH/AGL Deduction					161,772						
Bedrooms				0 100																										ASSESSED VALUE					229,623						
Bathrooms				0 100																										TOTAL EXEMPTION VALUE					HX HB 51,411						
Frame		05		STEEL 100																										BASE TAXABLE VALUE					178,212						
																														TOTAL JUST VALUE					391,395						
																														NCON VALUE					31,501						
																														INCOME VALUE											
																														PREVIOUS YEAR MKT VALUE					359,232						