



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	3041.00	

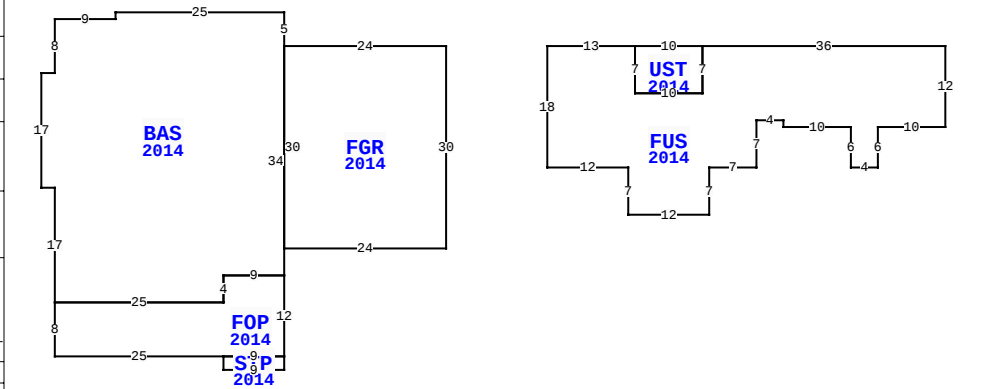
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,451	100	1,451	205,804
FGR	720	55	396	56,167
FOP	308	30	92	13,049
FUS	928	100	928	131,623
STP	18	10	2	284
UST	70	45	32	4,538

TOTALS	3,495		2,901	411,465
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0811	CONCRETE B	0 100	0	0	1,438.00	SF	5.20	5.20
2	0810	CONCRETE A	0 100	10	4	40.00	SF	6.50	6.50
3	0855	CONC PAVER	0 100	0	0	314.00	SF	7.00	7.00
4	0855	CONC PAVER	0 100	0	0	112.00	SF	7.00	7.00
5	1242	WD DECK A	0 100	0	0	35.00	SF	10.00	10.00
6	1242	WD DECK A	0 100	4	4	16.00	SF	10.00	10.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100			0.00	0.00	1.00

MARKET ADJUSTMENTS									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT
0900	01	2,901	123.7745	146.98	426,389	2014	2014	0	0
1 SNGL FAM - 100% - 2015									
Heated Area: 2379									
HX Base Yr 2015									



NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
PAGE 1 of 1									
VALUATION BY					STANDARD				
Tax Group: 8					Tax Dist:				
BUILDING MARKET VALUE					411,465				
TOTAL MARKET OB/XF VALUE					10,541				
TOTAL LAND VALUE - MARKET					250,000				
TOTAL MARKET VALUE					672,006				
SOH/AGL Deduction					307,738				
ASSESSED VALUE					364,268				
TOTAL EXEMPTION VALUE					50,000				
BASE TAXABLE VALUE					314,268				
TOTAL JUST VALUE					672,006				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					555,322				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1428914	CO ISSUED	0	12/15/2014
B1428914	NEW CONSTR	309,401	06/01/2014

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2466/1400	5/27/2021	WD	U	I	11	100	
GRANTOR: VOLLMERS MITCHELL T &							
GRANTEE: VOLLMERS MITCHELL T							
1905/1485	3/05/2014	WD	Q	V	01	97,900	
GRANTOR: CLARK FRANCIS T & ROS							
GRANTEE: VOLLMERS MITCHELL T							

BUILDING NOTES									
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BUILDING DIMENSIONS									
FGR=[YR=2014] W24 BAS=[YR=2014] N5 W25 S1 W9 S8 W2 S17 E2 S17 FOP=[YR=2014] S8 E25 STP=[YR=2014] S2 E9 N2 W9\$ E9 N12 W9 S4 W25\$ E25 N4 E9 N34\$ S30 E24 N30\$ PTR=E15 FUS=[YR=2014] E13 UST=[YR=2014] E10 S7 W10 N7\$ S7 E10 N7 E36 S12 W10 S6 W4 N6 W10 N1 W4 S7 W7 S7 W12 N7 W12 N18\$ W15\$.									

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100			0.00	0.00	1.00