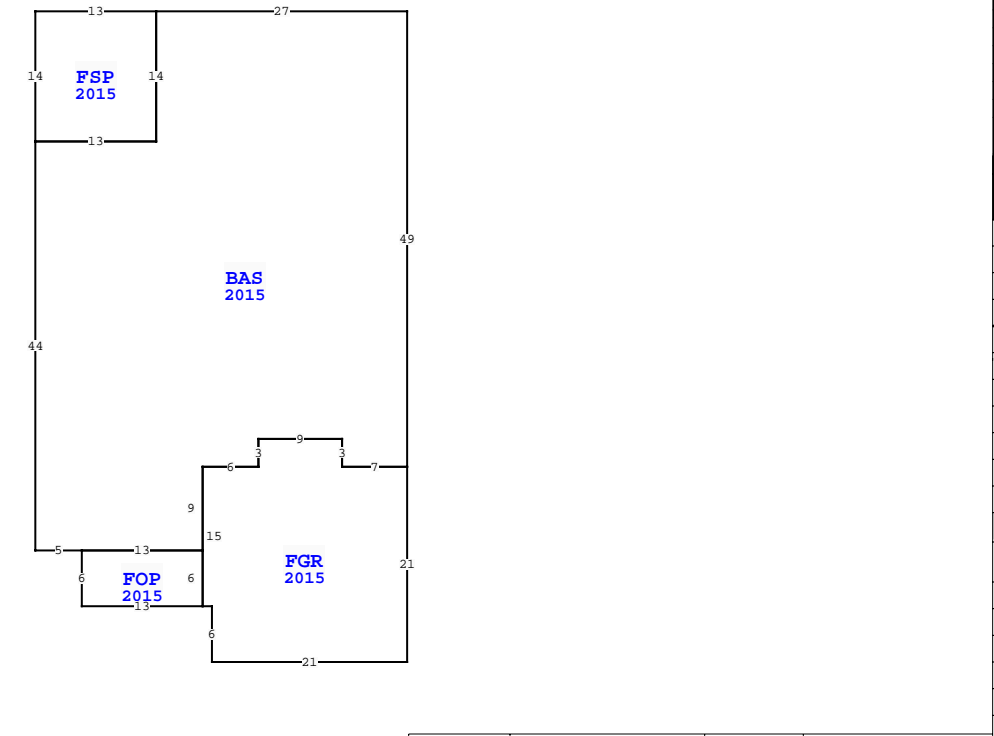


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	16 WD FR STUC 100
Roof Structur	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	12 HARDWOOD 60
Interior Floo	14 CARPET 40
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0900	11	2,275	156.1434	185.42	421,830	2015	2015	0	0	0	3.50	96.50



Quality	06 Quality Level 06			
DOR CODE	0100 SINGLE FAMILY			
MAP NUM	MKT AREA 01			
NEIGHBORHOOD/LOC	2121.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,913	100	1,913	342,293
FGR	483	55	266	47,596
FOP	78	30	23	4,116
FSP	182	40	73	13,062
TOTALS	2,656		2,275	407,066

NASSAU COUNTY PROPERTY			PAGE 1 of 1
VALUATION SUMMARY			2
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			407,066
TOTAL MARKET OB/XF VALUE			7,570
TOTAL LAND VALUE - MARKET			115,000
TOTAL MARKET VALUE			529,636
SOH/AGL Deduction			159,677
ASSESSED VALUE			369,959
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			319,959
TOTAL JUST VALUE			529,636
NCON VALUE			1,000
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			459,135

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20151414	CO ISSUED	0	10/01/2015
20151414	NEW CONSTR	370,000	06/18/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2382/0571	8/05/2020	WD Q	Q	I	01	440,000
GRANTOR: GODBEE PAULA L						
GRANTEE: MACINTYRE GAYLE						
2008/0974	10/09/2015	WD Q	Q	I	01	379,400
GRANTOR: D S WARE HOMES LLC						
GRANTEE: GODBEE BARRY L & PA						

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
1	0504	FP-ELECTRI	0	100	0	1.00	UT	2,000.00	2,000.00	100	2015	2015	3	97	1,940	
2	0855	CONC PAVER	0	100	0	624.00	SF	7.00	7.00	100	2015	2015	3	96	4,193	
3	0855	CONC PAVER	0	100	0	65.00	SF	7.00	7.00	100	2015	2015	3	96	437	
4	0855	CONC PAVER	0	100	0	100.00	SF	10.00	10.00	100	2021	2021	3	100	1,000	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE

BUILDING NOTES	

LAND DESCRIPTION		TOTAL OB/XF																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	115,000.00	115,000.00	115,000							

BUILDING DIMENSIONS	
BAS=[YR=2015] W27 FSP=[YR=2015] W13 S14 E13 N14\$ S14 W13 S44 E5 FOP=[YR=2015] S6 E13 FGR=[YR=2015] E1 S6 E21 N21 W7 N3 W9 S3 W6 S15\$ N6 W13\$ E13 N9 E6 N3 E9 S3 E7 N49 \$.	