

DELBEACH LLC
106 OLD COURT ROAD STE 202
PIKESVILLE, MD 21208

2023



BUILDING CHARACTERISTICS														MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1																															
ELEMENT		CD	CONSTRUCTION										TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																																							
Floor			1 100										1250000		0	1 CONDO - 0% - 0										SQFT=1053										HX Base Yr										VALUATION BY										STANDARD									
Recreation CLUBHOUSE			CLUBHOUSE 100																														Tax Group: 2										Tax Dist:																						
Recreation POOL			POOL 100																														BUILDING MARKET VALUE										310,000																						
Recreation TENNIS CT			TENNIS CT 100																														TOTAL MARKET OB/XF VALUE										0																						
Location INTERIOR			INTERIOR 100																														TOTAL LAND VALUE - MARKET										0																						
View Lump TYPICAL			TYPICAL 100																														TOTAL MARKET VALUE										310,000																						
Balcony FOP/PATIO			FOP/PATIO 100																														SOH/AGL Deduction										0																						
Parking OPEN			OPEN 100																														ASSESSED VALUE										310,000																						
Bedrooms			2 100																														TOTAL EXEMPTION VALUE										0																						
Bathrooms			1 100																														BASE TAXABLE VALUE										310,000																						
Oth Rooms			2 100																														TOTAL JUST VALUE										310,000																						
																																	NCON VALUE										0																						
																																	INCOME VALUE																																
																																	PREVIOUS YEAR MKT VALUE										273,000																						
Quality		03	Quality Level 03																																																														
DOR CODE		0400	CONDOMINIUM																																																														
MAP NUM			MKT AREA																																								01																						
NEIGHBORHOOD/LOC			1020.00																																																														
AREA TYPE			TOTAL GROSS AREA		PCT OF BASE		TOT ADJ AREA		SUBAREA MARKET VALUE																																																								
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