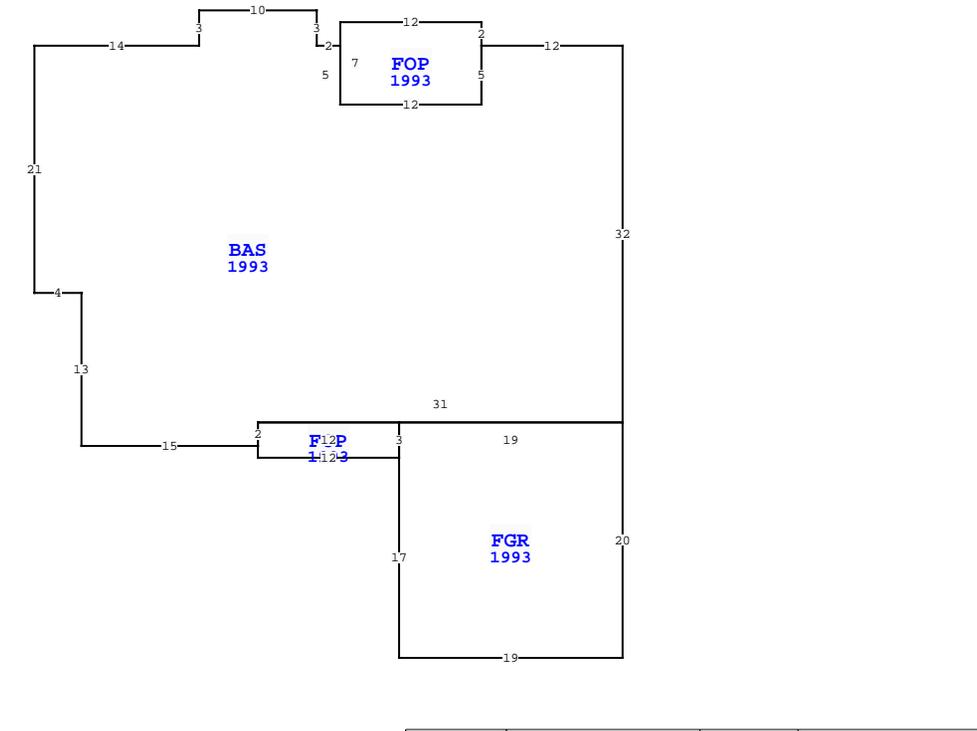


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	05 AVERAGE 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	08 SHT VINYL 70
Interior Floo	14 CARPET 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100
BUD8 Adjustme	02 DIST FB 100
Occupancy	00 NONE 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0900	01	1,801	117.7000	139.77	251,726	1987	1997	0	0	0	12.25	87.75



Quality	05 Quality Level 05			
DOR CODE	0100 SINGLE FAMILY			
MAP NUM	MKT AREA 01			
NEIGHBORHOOD/LOC	1046.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,556	100	1,556	190,840
FGR	380	55	209	25,634
FOP	36	30	11	1,349
FOP	84	30	25	3,066
TOTALS	2,056		1,801	220,890

NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			220,890
TOTAL MARKET OB/XF VALUE			6,049
TOTAL LAND VALUE - MARKET			130,000
TOTAL MARKET VALUE			356,939
SOH/AGL Deduction			188,893
ASSESSED VALUE			168,046
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			118,046
TOTAL JUST VALUE			356,939
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			362,110

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20042145	REPAIR/RRF	4,000	11/12/2004
4325	NEW CONSTR	38,000	06/06/1987

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / V / I	RSN CD	SALE PRICE	
1756/0503	9/09/2011	WD Q	Q I	01	162,400	
GRANTOR: BRADY ELAINE L						
GRANTEE: ASHE GARY A & SHANN						
0527/0630	9/28/1987	WD Q	Q I		78,200	
GRANTOR: ATLANTIC BUILDERS						
GRANTEE: BRADDT JOHN E						

EXTRA FEATURES																
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	0812	CONCRETE C	0	100	0	1,339.00	SF	4.00	4.00	100	1987	1987	3	54.5	2,919	
2	0812	CONCRETE C	0	100	26	78.00	SF	4.00	4.00	100	1987	1987	3	54.5	170	
3	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	1987	1987	3	64	2,240	
4	0940	SHEDS/PORT	0	100	12	120.00	SF	30.00	30.00	100	1990	1990	3	20	720	

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS=[YR=1993] W12 FOP=[YR=1993] N2 W12 S7 E12 N5 \$ S5 W12 N5 W2 N3 W10 S3 W14 S21 E4 S13 E15 FOP=[YR=1993] S1 E12 FGR=[YR=1993] S17 E19 N20 W19 S3 \$ N3 W12 S2\$ N2 E31 N32 \$.			

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	130,000.00	130,000.00	130,000							