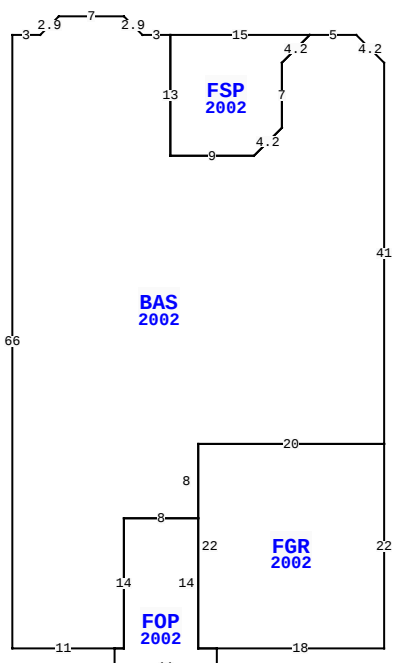




BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY									
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY													
Exterior Wall	16	WD FR STUC 70	0900	01	2,290	128.8210	152.97	350,301	2002	2002		0		0	10.00	90.00	VALUATION BY												
Exterior Wall	23	REINF CONC 30	1 SNGL FAM - 100% - 2010										Heated Area: 1946					HX Base Yr 2010					STANDARD						
Roof Structure	08	IRREGULAR 100																Tax Group: 2					Tax Dist:						
Roof Cover	03	COMP SHNGL 100																BUILDING MARKET VALUE					315,271						
Interior Wall	05	DRYWALL 100																TOTAL MARKET OB/XF VALUE					11,930						
Interior Floor	12	HARDWOOD 70																TOTAL LAND VALUE - MARKET					185,000						
Interior Floor	11	CLAY TILE 30																TOTAL MARKET VALUE					512,201						
Air Condition	03	CENTRAL 100																SOH/AGL Deduction					251,335						
Heating Type	04	AIR DUCTED 100																ASSESSED VALUE					260,866						
Bedrooms	3	100																TOTAL EXEMPTION VALUE					HX HB 50,000						
Bathrooms	2	100																BASE TAXABLE VALUE					210,866						
																		TOTAL JUST VALUE					512,201						
Frame	02	WOOD FRAME 100	NCON VALUE					0																					
Stories	1.	1. 100	INCOME VALUE																										
Units	0	100	PREVIOUS YEAR MKT VALUE					516,726																					
Occupancy	00	NONE 100																											