



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	16	WD FR STUC 30
Roof Structure	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	15	HARDTILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	2.5	100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units	0	100
Occupancy	00	NONE 100

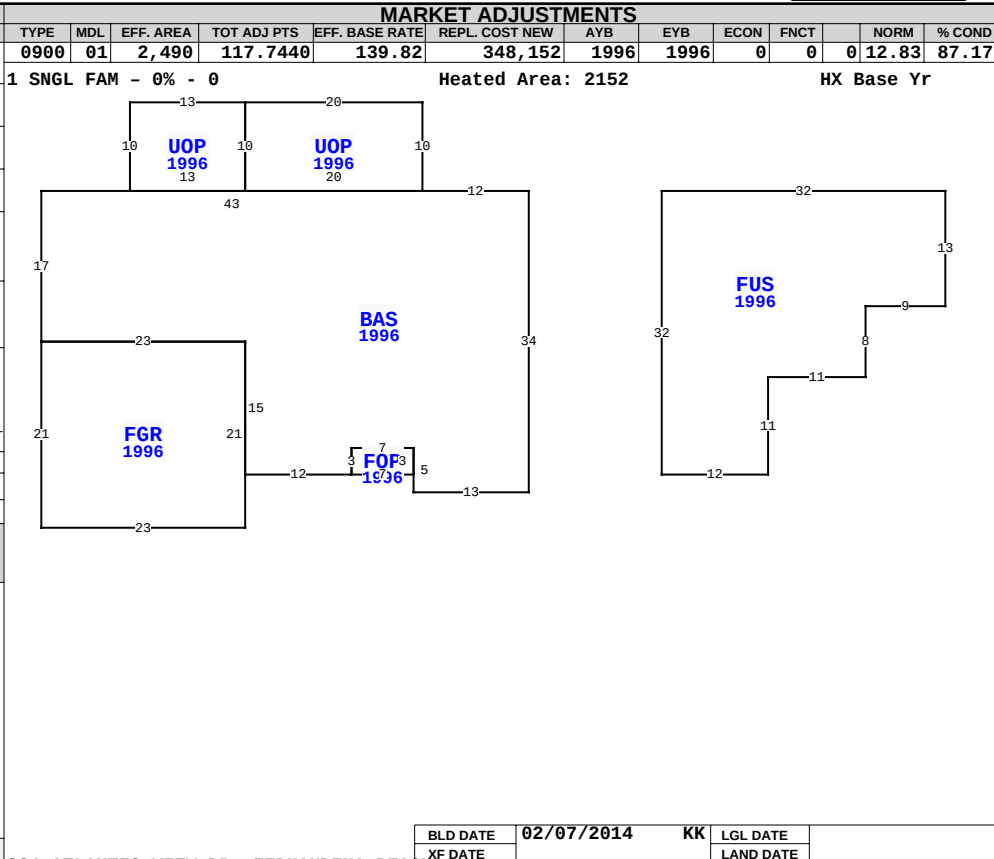
Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA
		01
NEIGHBORHOOD/LOC	1081.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,420	100	1,420	173,071
FGR	483	55	266	32,420
FOP	21	30	6	731
FUS	732	100	732	89,217
UOP	130	20	26	3,169
UOP	200	20	40	4,875

TOTALS	2,986		2,490	303,484
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0504	FP-ELECTRI	0	0	0	0	1.00	UT	2,000.00	2,000.00	
2	0811	CONCRETE B	0	0	0	0	724.00	SF	5.20	5.20	
3	0825	BRICK	0	0	25	3	75.00	SF	12.50	12.50	
4	0825	BRICK	0	0	6	3	18.00	SF	12.50	12.50	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000100	C	SFR	0	0003	R-1A	0.00	0.00	1.00	LT	



BLD DATE	02/07/2014	KK	LGL DATE	
XF DATE			LAND DATE	
INC DATE			AG DATE	

TOTAL OB/XF											
5,418											

NASSAU COUNTY PROPERTY											
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VALUATION SUMMARY											
VALUATION BY						STANDARD					
Tax Group: 2						Tax Dist:					
BUILDING MARKET VALUE						303,484					
TOTAL MARKET OB/XF VALUE						5,418					
TOTAL LAND VALUE - MARKET						302,500					
TOTAL MARKET VALUE						611,402					
SOH/AGL Deduction						115,782					
ASSESSED VALUE						495,620					
TOTAL EXEMPTION VALUE						0					
BASE TAXABLE VALUE						495,620					
TOTAL JUST VALUE						611,402					
NCON VALUE						0					
INCOME VALUE						0					
PREVIOUS YEAR MKT VALUE						539,314					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20121575	H/AC	4,000	08/03/2012
20061631	H/AC	2,075	07/10/2006
9691	ADDITION	2,600	03/21/1997
9499	NEW CONSTR	114,969	12/14/1996

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
2354/0176	4/13/2020	WD	U	I	30	290,000			
GRANTOR:TOWNS R E JR									
GRANTEE:DIXON JAYNE T & HUN									
0819/0950	1/12/1998	WD	U	I	21	150,000			
GRANTOR:OWENS WILLIAM P III									
GRANTEE:TOWNS R E JR									

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1996] W12 UOP=[YR=1996] N10 W20 UOP=[YR=1996] W13 S10 E13 N10\$ S10 E20\$ W43 S17 FGR=[YR=1996] S21 E23 N21 W23 \$ E23 S15 E12 FOP=[YR=1996] E7 N3 W7 S3 \$ N3 E7 S5E13 N34 \$ PTR= E15 FUS=[YR=1996] E32S13 W9 S8 W11 S11 W12 N32 \$ W15 \$.											