



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 50
Exterior Wall	10	ABOVE AVG 50
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 60
Interior Floor	11	CLAY TILE 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
Occupancy	00	NONE 100

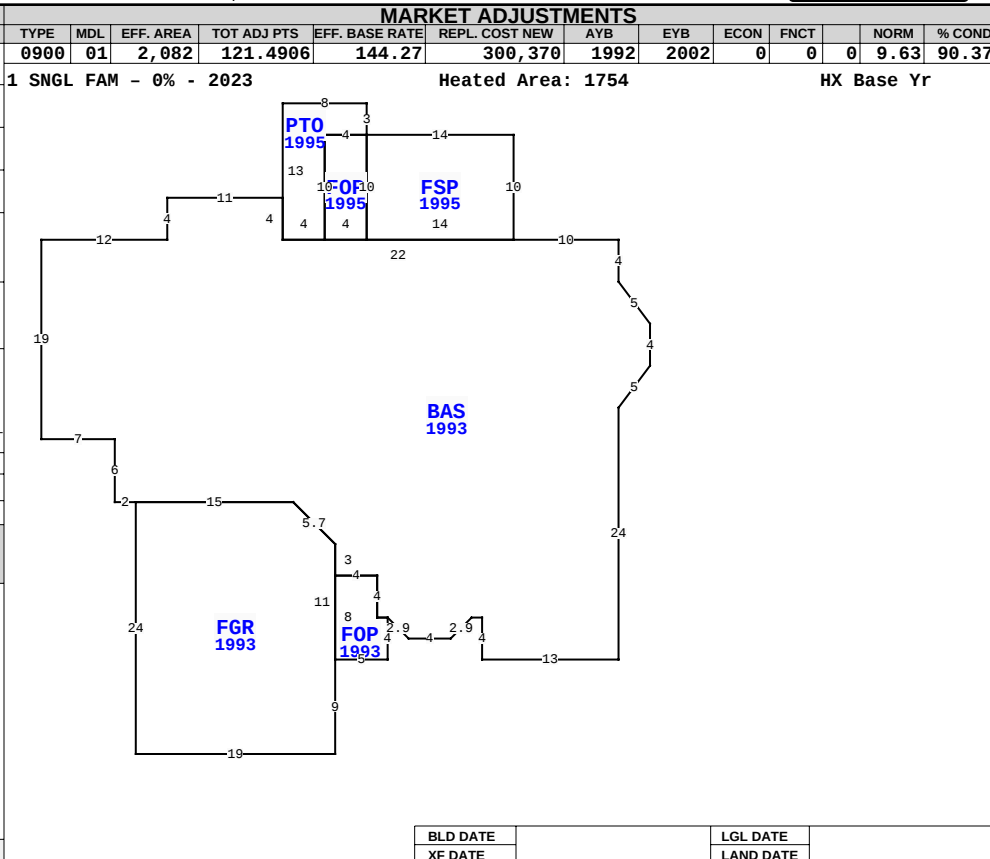
Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	1046.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,754	100	1,754	228,681
FGR	448	55	246	32,072
FOP	36	30	11	1,434
FOP	40	30	12	1,564
FSP	140	40	56	7,301
PTO	64	5	3	391

TOTALS	2,482		2,082	271,444
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00
2	0811	CONCRETE B	0	0	0	0	762.00	SF	5.20



TOTAL OB/XF									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00
2	0811	CONCRETE B	0	0	0	0	762.00	SF	5.20

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	0			0.00	0.00	1.00

TOTAL OB/XF									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00
2	0811	CONCRETE B	0	0	0	0	762.00	SF	5.20

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY	STANDARD								
Tax Group: 2	Tax Dist:								
BUILDING MARKET VALUE	271,444								
TOTAL MARKET OB/XF VALUE	5,205								
TOTAL LAND VALUE - MARKET	130,000								
TOTAL MARKET VALUE	406,649								
SOH/AGL Deduction	0								
ASSESSED VALUE	406,649								
TOTAL EXEMPTION VALUE	0								
BASE TAXABLE VALUE	406,649								
TOTAL JUST VALUE	406,649								
NCON VALUE	0								
INCOME VALUE	0								
PREVIOUS YEAR MKT VALUE	384,936								

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20071361	REPAIR/RRF	10,754	07/23/2007
20053015	DEMOLITION	0	11/15/2005
B9610033	REPAIR/RRF	4,200	09/13/1996
B8876	ADDITION	3,165	02/16/1995
7342	NEW CONSTR	78,000	09/08/1992

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	I V	RSN CD	SALE PRICE	
2586/1894	8/26/2022	WD	Q	I	02	565,000	
GRANTOR: LEAHY BRYN N &							
GRANTEE: DALE JEANETTE ANN &							
2200/0077	5/29/2018	WD	Q	I	01	319,900	
GRANTOR: THORNBURG KENNERLY &							
GRANTEE: LEAHY BRYN N & RICH							

BUILDING NOTES									
BUILDING DIMENSIONS									
BAS=[YR=1993] W10 FSP=[YR=1995] N10 W14 PTO=[YR=1995] N3 W8 S13 E4 FOP=[YR=1995] E4 N10 W4 S10\$ N10 E4\$ S10 E14 \$ W22 N4 W11 S4 W12 S19 E7 S6 E2 FGR=[YR=1993] S24 E19 N9 FOP=[YR=1993] E5 N4 W1 N4 W4 S8 \$ N11 L4 U4 W15\$ E15 D4 R4 S3 E4 S4 E1 D2 R2 E4 R2 U2 E1 S4 E13 N24 U4 R3 N4 U4 L3 N4\$.									