



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	10	ABOVE AVG 60	0500	01	3,650	124.5420	177.47	647,766	1998	1998	0	0	0	11.70	88.30	VALUATION BY																										
Exterior Wall	23	REINF CONC 40	1 SFR CUST - 0% - 0										Heated Area: 2979										HX Base Yr																			
Roof Structure	08	IRREGULAR 100																					Tax Group: 2										Tax Dist:									
Roof Cover	03	COMP SHNGL 100																					BUILDING MARKET VALUE										571,977									
Interior Wall	05	DRYWALL 100																					TOTAL MARKET OB/XF VALUE										25,069									
Interior Floor	15	HARDTILE 100																					TOTAL LAND VALUE - MARKET										225,000									
Air Condition	03	CENTRAL 100																					TOTAL MARKET VALUE										822,046									
Heating Type	04	AIR DUCTED 100																					SOH/AGL Deduction										16,220									
Bedrooms		3 100																					ASSESSED VALUE										805,826									
Bathrooms		3 100																					TOTAL EXEMPTION VALUE										0									
Frame	02	WOOD FRAME 100																					BASE TAXABLE VALUE										805,826									
Stories	3.	3. 100																					TOTAL JUST VALUE										822,046									
Units		0 100	NCON VALUE										0																													
Occupancy	00	NONE 100	INCOME VALUE																																							
			PREVIOUS YEAR MKT VALUE										774,601																													