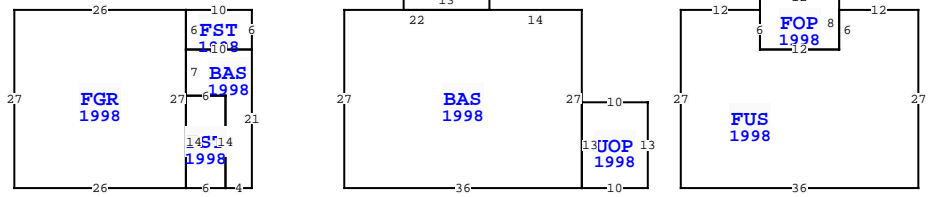


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	16 WD FR STUC 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 90
Interior Wall	08 DECORATIVE 10
Interior Floor	14 CARPET 60
Interior Floor	12 HARDWOOD 40
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	3 100
Frame	02 WOOD FRAME 100
Stories	3. 3. 100
Units	0 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0320	11	2,525	143.8272	136.64	345,016	1998	1998	0	0	12.00	88.00		
1 TOWNHOUSE - 0% - 0													
Heated Area: 1998													
HX Base Yr													



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		303,614	
TOTAL MARKET OB/XF VALUE		4,254	
TOTAL LAND VALUE - MARKET		174,150	
TOTAL MARKET VALUE		482,018	
SOH/AGL Deduction		62,415	
ASSESSED VALUE		419,603	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		419,603	
TOTAL JUST VALUE		482,018	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		498,542	

Quality	04 Quality Level 04			
DOR CODE	0100 SINGLE FAMILY			
MAP NUM	MKT AREA 01			
NEIGHBORHOOD/LOC	1044.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	126	100	126	15,151
BAS	972	100	972	116,876
FGR	702	55	386	46,414
FOP	96	30	29	3,487
FST	60	55	33	3,968
FST	84	55	46	5,531
FUS	900	100	900	108,219
PTO	143	5	7	841
UOP	130	20	26	3,127
TOTALS	3,213		2,525	303,614

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20121657	ROOF	4,378	08/14/2012
B984192	ADDITION	5,000	08/21/1998
B969935	NEW CONSTR	217,284	07/22/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
2285/1652	6/27/2019	WD Q	Q	I	01	424,000

GRANTOR: PRINCE TERESA L						
GRANTEE: COLEY HENRY & PAM (
1822/0610	10/30/2012	WD Q	Q	I	02	242,500
GRANTOR: CONRAD WILKINSON & KA						
GRANTEE: PRINCE TERESA L						

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	0810	CONCRETE A	0	0	0	783.00	SF	6.50	6.50	100	1998	1998	3	77	3,919	
2	0810	CONCRETE A	0	0	0	67.00	SF	6.50	6.50	100	1998	1998	3	77	335	

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	0			90.00	48.00	90.00	FF		1.00	1.00	0.43	4,500.00	1,935.00	174,150							

TOTAL OB/XF													
4,254													

BLD DATE													
XF DATE													
INC DATE													
LGL DATE													
LAND DATE													
AG DATE													

BUILDING NOTES			

BUILDING DIMENSIONS						
BAS=[YR=1998] W14 PTO=[YR=1998] N11 W13 S11 E13 \$ W22 S27 E36						
UOP=[YR=1998] E10 N13 W10 S13 \$ N27 \$ PTR= E15 FUS=[YR=1998]						
E12 FOP=[YR=1998] N2 E12 S8 W12 N6\$ S6 E12 N6 E12 S27 W36 N27						
\$ W15 \$ PTR= W50 FST=[YR=1998] W10 FGR=[YR=1998] W26 S27 E26						
FST=[YR=1998] E6 BAS=[YR=1998] E4 N21 W10 S7 E6 S14 \$ N14 W6						
S14 \$ N27 \$ S6 E10 N6 \$ E50 \$.						