



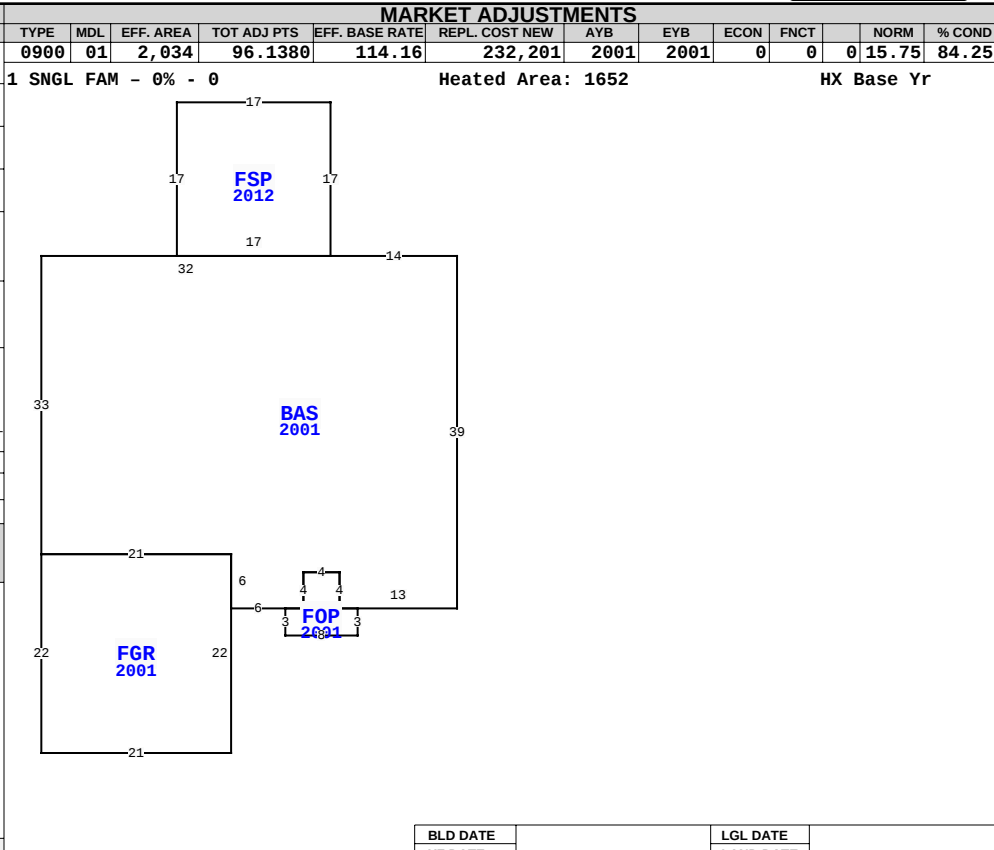
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	08	SHT VINYL 60
Interior Floor	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8016.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,652	100	1,652	158,889
FGR	462	55	254	24,430
FOP	40	30	12	1,154
FSP	289	40	116	11,157
TOTALS	2,443		2,034	195,629

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0811	CONCRETE B	0	0	0	0	667.00	SF	5.20	5.20	
2	0350	CARPORT WD	0	0	16	12	192.00	SF	13.00	13.00	
3	0830	FLAGSTONE	0	0	0	0	314.00	SF	12.00	12.00	

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



TOTAL OB/XF											
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	11009 FAWNWOOD CT, BRYCEVILLE	7,797				

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											
VALUATION BY										STANDARD	
Tax Group: 6										Tax Dist:	
BUILDING MARKET VALUE										195,629	
TOTAL MARKET OB/XF VALUE										7,797	
TOTAL LAND VALUE - MARKET										30,000	
TOTAL MARKET VALUE										233,426	
SOH/AGL Deduction										29,369	
ASSESSED VALUE										204,057	
TOTAL EXEMPTION VALUE										0	
BASE TAXABLE VALUE										204,057	
TOTAL JUST VALUE										233,426	
NCON VALUE										0	
INCOME VALUE											
PREVIOUS YEAR MKT VALUE										192,594	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0108142	NEW CONSTR	100,000	04/01/2001
P0146312	NEW CONSTR	0	04/01/2001

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
2632/1803	3/28/2023	WD	Q	I	01	330,000			
GRANTOR: CONGER KENNETH R &									
GRANTEE: TROMBLY THOMAS									
2216/1829	8/03/2018	WD	Q	I	01	200,000			
GRANTOR: BOYD SETH & BRIANA									
GRANTEE: CONGER KENNETH R &									

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2001] W14 FSP=[YR=2012] N17 W17 S17 E17 \$ W32 S33 FGR=[YR=2001] S22 E21 N22 W21 \$ E21 S6 E6 FOP=[YR=2001] S3 E8 N3 W2 N4 W4 S4 W2 \$ E2 N4 E4 S4 E13 N39 \$.											