

LOT 70
IN OR 1984/471
MARSH CREEK VLG 1-A PB 4/22A

MCCUE HOWARD M III & JUDITH W
2247 ORRINGTON AVENUE
EVANSTON, IL 60201

2023

01-6N-29-131A-0070-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 60
Interior Floo	12	HARDWOOD 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	3.5	100
Frame	02	WOOD FRAME 100
Stories	2.	100
Units	0	100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100

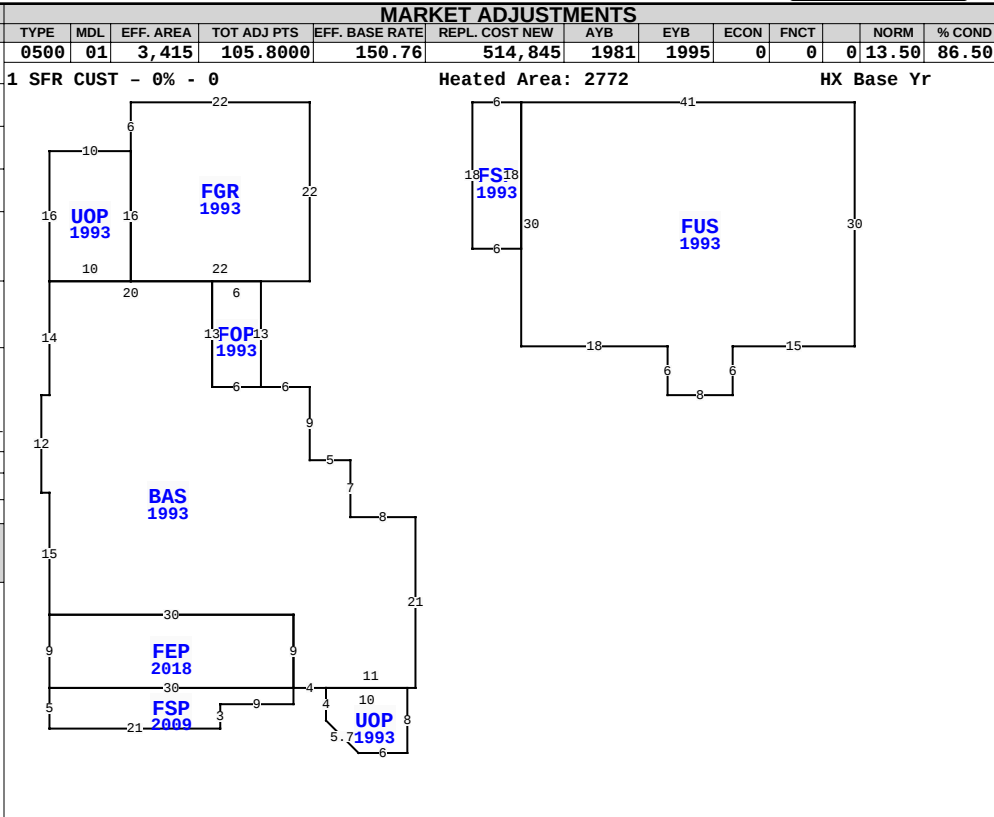
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 10
NEIGHBORHOOD/LOC	10001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,494	100	1,494	194,828
FEP	270	80	216	28,168
FGR	484	55	266	34,688
FOP	78	30	23	2,999
FSP	108	40	43	5,608
FSP	123	40	49	6,390
FUS	1,278	100	1,278	166,660
UOP	72	20	14	1,826
UOP	160	20	32	4,173
TOTALS	4,067		3,415	445,341

EXTRA FEATURES		
L N	OB/XF CODE	DESCRIPTION

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	0504	FP-ELECTRI	0	0	0	0	1.00	UT	2,000.00	2,000.00	100	1981	1981	3	51.5	1,030	
5	0940	SHEDS/PORT	0	0	0	0	40.00	SF	30.00	30.00	100	1984	1984	3	20	240	
7	1076	TRELLIS A	0	0	0	0	40.00	SF	7.50	7.50	100	1981	1981	3	20	60	
8	0855	CONC PAVER	0	0	0	0	322.00	SF	7.00	7.00	100	1998	1998	3	77	1,736	
9	0855	CONC PAVER	0	0	0	0	1,644.00	SF	7.00	7.00	100	1998	1998	3	77	8,861	
10	0858	SCULP CONC	0	0	0	0	516.00	SF	13.00	13.00	100	1992	1992	3	89	5,970	

LAND DESCRIPTION		
L N	USE CODE	CLS
1	000100	C



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

12 BELTED KINGFISHER, FERNANDINA BEACH										OFF DATE	LAND DATE
										INC DATE	AG DATE
UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES	
1.00	UT	2,000.00	2,000.00	100	1981	1981	3	51.5	1,030		
40.00	SF	30.00	30.00	100	1984	1984	3	20	240		
40.00	SF	7.50	7.50	100	1981	1981	3	20	60		
322.00	SF	7.00	7.00	100	1998	1998	3	77	1,736		
1,644.00	SF	7.00	7.00	100	1998	1998	3	77	8,861		
516.00	SF	13.00	13.00	100	1992	1992	3	89	5,970		

NASSAU COUNTY PROPERTY		PAGE 1 of 1	5
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 5		Tax Dist:	
BUILDING MARKET VALUE		445,341	
TOTAL MARKET OB/XF VALUE		17,897	
TOTAL LAND VALUE - MARKET		350,000	
TOTAL MARKET VALUE		813,238	
SOH/AGL Deduction		206,377	
ASSESSED VALUE		606,861	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		606,861	
TOTAL JUST VALUE		813,238	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		555,715	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1706119	ADDITION	60,000	07/10/2017
B22463	ADDITION	15,000	05/01/2009
4847	SWIM POOL	7,790	04/26/1988
4777	ADDITION	16,000	03/28/1988

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1984/0471	6/05/2015	WD Q	Q	I	02	580,000
GRANTOR: WALKER ROBERT KIRK JR						
GRANTEE: MCCUE HOWARD M III						
1446/0278	9/21/2006	WD Q	Q	I		530,000
GRANTOR: WOOD MARSHALL E & MIN						
GRANTEE: WALKER ROBERT K JR						

BUILDING NOTES																
BUILDING DIMENSIONS																
FGR=[YR=1993] W22 S6 UOP=[YR=1993] W10 S16 BAS=[YR=1993] S14 W1 S12 E1 S15 FEP=[YR=2018] S9 FSP=[YR=2009] S5 E21 N3 E9 N2 W30\$ E30 N9 W30\$ E30 S9 E4 UOP=[YR=1993] S4 R4 D4 E6 N8 W10\$ E11 N21 W8 N7 W5 N9 W6 FOP=[YR=1993] N13 W6 S13 E6\$ W6 N13 W20\$ E10 N16\$ S16 E22 N22\$ PTR= E20 FSP=[YR=1993] E6 FUS=[YR=1993] E41S30 W15S6W8N6W18N30\$ S18 W6 N18\$ W20\$.																