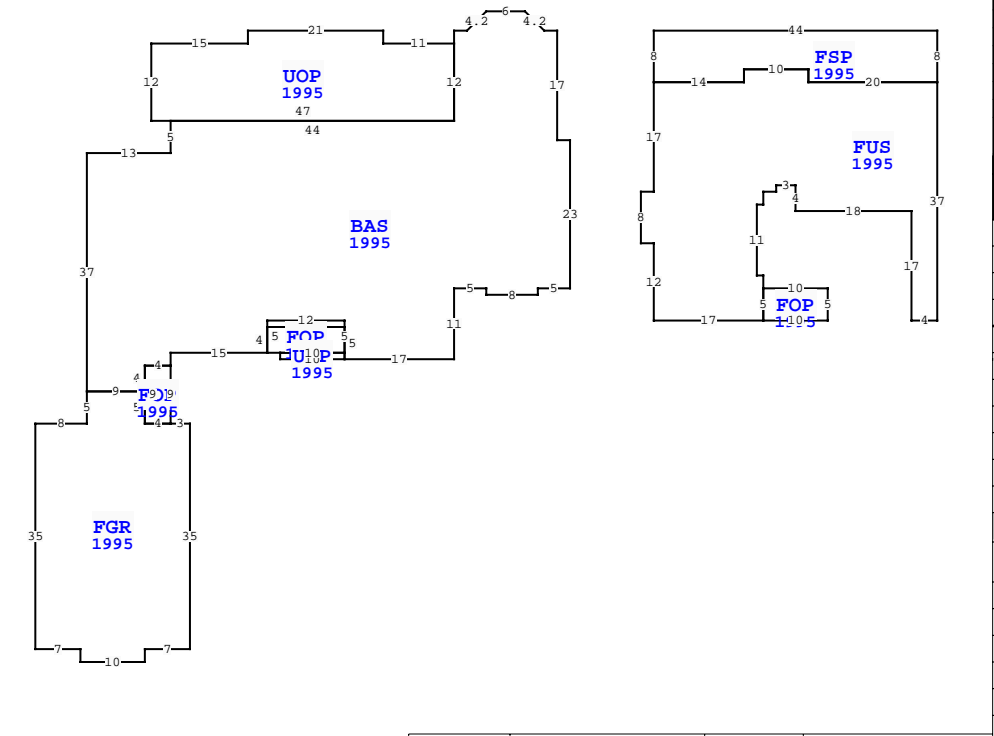


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	16 WD FR STUC 100
Roof Structur	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 60
Interior Wall	08 DECORATIVE 40
Interior Floor	12 HARDWOOD 60
Interior Floor	14 CARPET 40
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	3.5 100
Frame	02 WOOD FRAME 100
Stories	2. 2. 100
Units	0 100
Occupancy	00 NONE 100

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0500	01	4,781	107.8440	153.68	734,744	1995	2000	0	0	0	11.00	89.00		

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 5		Tax Dist:	
BUILDING MARKET VALUE		653,922	
TOTAL MARKET OB/XF VALUE		33,023	
TOTAL LAND VALUE - MARKET		750,000	
TOTAL MARKET VALUE		1,436,945	
SOH/AGL Deduction		511,388	
ASSESSED VALUE		925,557	
TOTAL EXEMPTION VALUE		HX HB WX 55,000	
BASE TAXABLE VALUE		870,557	
TOTAL JUST VALUE		1,436,945	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		1,185,511	



Quality		05 Quality Level 05		
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	2,739	100	2,739	374,628
FGR	905	55	498	68,114
FOP	36	30	11	1,504
FOP	50	30	15	2,051
FOP	60	30	18	2,462
FSP	332	40	133	18,191
FUS	1,244	100	1,244	170,148
UOP	10	20	2	273
UOP	606	20	121	16,550
TOTALS	5,982		4,781	653,922

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20219204	REPAIR/RRF	37,000	08/01/2021
B9401353	NEW CONSTR	415,500	10/01/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1521/1005	8/24/2007	WD	U	I	01	100

GRANTOR: BAILEY MARY HOPKINS						
GRANTEE: BAILEY MARY HOPKINS						
1521/0999	8/24/2007	WD	U	I	07	100
GRANTOR: HOPKINS WALTER A & CA						
GRANTEE: HOPKINS WALTER A &						

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	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1995	1995	3	79	1,580	
2	0855	CONC PAVER	0	100	0	0	2,168.00	SF	10.00	10.00	100	2001	2001	3	82	17,778	
3	1126	CB/STC 8"	0	100	0	0	293.00	SF	8.00	8.00	100	1995	1995	3	72	1,688	
4	0855	CONC PAVER	0	100	0	0	158.00	SF	10.00	10.00	100	2001	2001	3	82	1,296	
5	0446	BOX FNC 6'	0	100	0	0	20.00	LF	20.00	20.00	100	1995	1995	3	20	80	
6	0855	CONC PAVER	0	100	0	0	201.00	SF	10.00	10.00	100	2001	2001	3	82	1,648	
7	0300	BOAT DCK W	0	100	90	4	360.00	SF	40.00	40.00	100	1995	1995	3	24	3,456	
8	0311	WD GANG WY	0	100	20	3	20.00	SF	45.00	45.00	100	1995	1995	3	20	180	
9	0303	FLT DOCK W	0	100	20	8	160.00	SF	26.00	26.00	100	1995	1995	3	24	998	
10	0446	BOX FNC 6'	0	100	0	0	81.00	LF	20.00	20.00	100	1995	1995	3	20	324	

TOTAL OB/XF														29,028									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000130	C	SFR WATER	100		RS-1	0.00	0.00	1.00	LT		1.00	1.00	750,000.00	750,000.00	750,000							

BUILDING NOTES													
BUILDING DIMENSIONS													
BAS=[YR=1995] W2 U3 L3 W6 D3 L3 W2 S2 UOP=[YR=1995] W11 N2 W21 S2 W15 S12 E47 N12\$ S12 W44 S5 W13 S37 FGR=[YR=1995] S5 W8 S35 E7 S2 E10 N2E7 N35 W3 FOP=[YR=1995] N9 W4 S9 E4\$W4 N5 W9\$ E9 N4 E4 N2 E15 FOP=[YR=1995] E2 UOP=[YR=1995] S1 E10 N1 W10\$ E10 N5 W12 S5\$ N4 E12 S5 E17 N11 E5 S1 E8 N1E5 N23 W2 N17\$ PTR=E15 FSP=[YR=1995] E44 S8 FUS=[YR=1995] S37 W4 N17 W18 N4 W3 S1 W2 S2 W1 S11 E1 S2 FOP=[YR=1995] E10 S5 W10 N5\$ S5 W17 N12 W2 N8 E2 N17 E14 N2 E10 S2 E20\$ W20 N2 W10 S2 W14 N8\$ W15\$.													

REVIEW DATE 11/23/2021 BY RKA																													
Total Acres: 0.00						Total Land Value: 750,000						Market: 0						Agricultural: 0						Common: 750,000					

