



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories		1. 1. 100
Units		0 100
BUD\$ Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100

Quality	01	Quality Level 01
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	2,129	100	2,129	142,265
DCK	168	10	17	1,136
DCK	236	10	24	1,604
FGR	575	55	316	21,116
FOP	36	30	11	735
FOP	128	30	38	2,539
UOP	96	20	19	1,270
TOTALS	3,368		2,554	170,665

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0504	FP-ELECTRI	0 100	0	0	1.00	UT	2,000.00	2,000.00
2	0810	CONCRETE A	0 100	18	5	90.00	SF	6.50	6.50
3	0811	CONCRETE B	0 100	0	0	1,759.00	SF	5.20	5.20
4	0446	BOX FNC 6'	0 100	0	0	28.00	LF	20.00	20.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000140	C	SFR GOLF A	100		RS-1	0.00	0.00	1.00

MARKET ADJUSTMENTS									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT
0900	01	2,554	103.2480	122.61	313,146	1981	1981	0	0
1 SNGL FAM - 100% - 2017 Heated Area: 2129 HX Base Yr 2017									

TOTAL OB/XF									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0504	FP-ELECTRI	0 100	0	0	1.00	UT	2,000.00	2,000.00
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4	0446	BOX FNC 6'	0 100	0	0	28.00	LF	20.00	20.00

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 5					Tax Dist:				
BUILDING MARKET VALUE					170,665				
TOTAL MARKET OB/XF VALUE					4,840				
TOTAL LAND VALUE - MARKET					600,000				
TOTAL MARKET VALUE					775,505				
SOH/AGL Deduction					343,567				
ASSESSED VALUE					431,938				
TOTAL EXEMPTION VALUE					50,000				
BASE TAXABLE VALUE					381,938				
TOTAL JUST VALUE					775,505				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					564,261				

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
9999/9999	7/12/2016	CN	Q	I	02	400,000	
GRANTOR: BRESLIN DOROTHY B LIV							
GRANTEE: DICKINSON CHRIS							
1502/1013	5/31/2007	QC	U	I	01	100	
GRANTOR: HURLEY JOHN E & NANCY							
GRANTEE: BRESLIN DOROTHY B T							

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[YR=1993] W5 DCK=[YR=2009] N4 W16 U4 L4 W8 D4 L4 W15 S4 E15 UOP=[YR=1993] S6 E16 N6 W16\$ E32\$ W16 S6 W16 N6 W22 S21 E4 S22 DCK=[YR=2009] W8 S9 W4 S12 E8 FGR=[YR=1993] S11 E25 N23 W17 FOP=[YR=1993] N9W4S9E4\$ W8 S12\$ N12 E4 N9 \$E4 S9 E14 N15 FOP=[YR=1993] E16 N8 W16 S8\$ N8 E16 S8 E21 N37\$.									