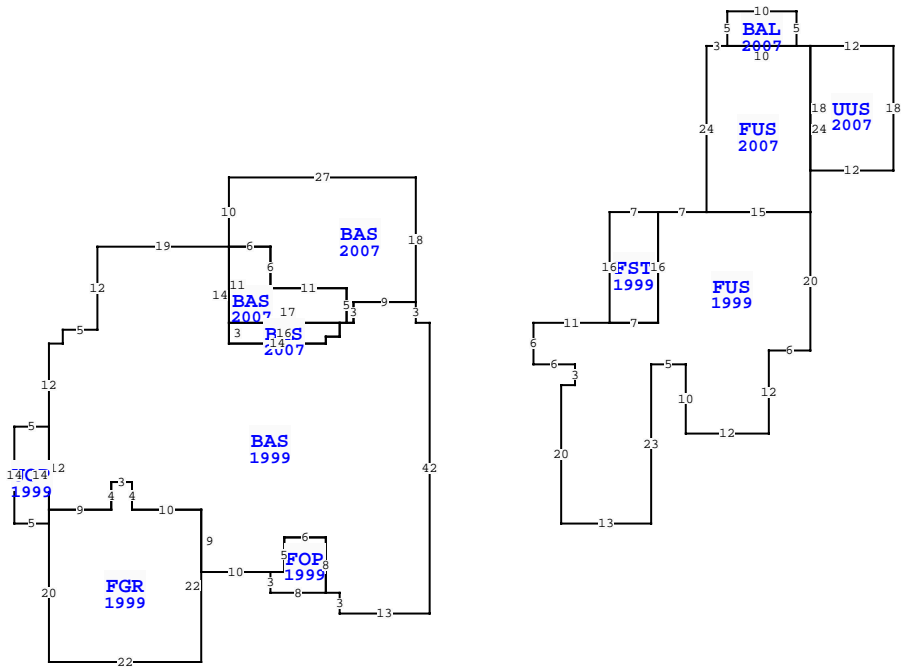


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	10 ABOVE AVG 100
Roof Structur	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	12 HARDWOOD 50
Interior Floor	14 CARPET 50
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	3.5 100
Frame	02 WOOD FRAME 100
Stories	2. 2. 100
Units	0 100
Occupancy	00 NONE 100
Quality	04 Quality Level 04
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
BAL	50 15 8 1,057
BAS	2,003 100 2,003 264,654
BAS	46 100 46 6,078
BAS	121 100 121 15,988
BAS	419 100 419 55,362
FGR	496 55 273 36,071
FOP	54 30 16 2,114
FST	112 55 62 8,192
FUS	993 100 993 131,204
FUS	360 100 360 47,567
TOTALS	4,940 4,423 584,407

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0500	01	4,423	103.0260	146.81	649,341	1999	2001	0	0	10.00	90.00	
1 SFR CUST - 0% - 0 Heated Area: 3942 HX Base Yr												



\*\* This building has 12 Sub-Areas

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

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	0	0	1.00	UT	2,000.00	2,000.00	100	1999	1999	3	84	1,680	
2	0810	CONCRETE A	0	0	0	1,574.00	SF	6.50	6.50	100	1999	1999	3	79	8,082	
3	0810	CONCRETE A	0	0	0	188.00	SF	6.50	6.50	100	1999	1999	3	79	965	
4	0855	CONC PAVER	0	0	0	822.00	SF	10.00	10.00	100	2007	2007	3	89	7,316	

LAND DESCRIPTION													TOTAL OB/XF 18,043												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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		RS-1	0.00	0.00	1.00	UT		1.00	1.00	1.00	450,000.00	450,000.00	450,000								

NASSAU COUNTY PROPERTY				PAGE 1 of 1	5
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 5				Tax Dist:	
BUILDING MARKET VALUE				584,407	
TOTAL MARKET OB/XF VALUE				18,043	
TOTAL LAND VALUE - MARKET				450,000	
TOTAL MARKET VALUE				1,052,450	
SOH/AGL Deduction				225,487	
ASSESSED VALUE				826,963	
TOTAL EXEMPTION VALUE				0	
BASE TAXABLE VALUE				826,963	
TOTAL JUST VALUE				1,052,450	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				863,083	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1800175	TRUSSREP	20,000	01/08/2018
B18730	REMODEL	100,000	10/31/2006
B0108097	XFOB	13,900	03/01/2001
B9805489	NEW CONSTR	199,372	10/01/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2230/0735	10/09/2018	WD	Q	I	01	750,000
GRANTOR: BERNIER LIVING TRUST						
GRANTEE: FELDER MARK H & BET						
1539/0270	12/04/2007	WD	U	I	01	100
GRANTOR: BERNIER JAMES T & JAN						
GRANTEE: BERNIER JAMES T & J						

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[YR=1999] W2 N3 BAS=[YR=2007] N18 W27 S10 BAS=[YR=2007] S11 BAS=[YR=2007] S3 E14 N1 E2 N2 W16\$ E17 N5 W11 N6 W6 \$ E6 S6 E11 S5 E1 N3 E9\$ W9 S3 W2 S2 W2 S1 W14 N14 W19 S12 W5 S2 W2 S12 UOP=[YR=1999] W5 S14 E5 FGR=[YR=1999] S20 E22 N22 W10 N4 W3 S4 W9 S2\$ N14\$ S12 E9 N4 E3 S4 E10 S9 E10 FOP=[YR=1999] S3 E8 N8 W6 S5 W2\$ E2 N5 E6 S8 E2 S3 E13 N42\$ PTR=E15 FUS=[YR=1999] E11 FST=[YR=1999] N16 E7 S16 W7\$ E7 N16 E7 FUS=[YR=2007] N24 E3 BAL=[YR=2007] N5 E10 S5 W10\$ E12 UUS=[YR=2007] E12 S18 W12 N18\$ S24 W15\$ E15 S20 W6 S12 W12 N10 W5 S23 W13 N20 E2 N3 W6 N6\$ W15\$.												