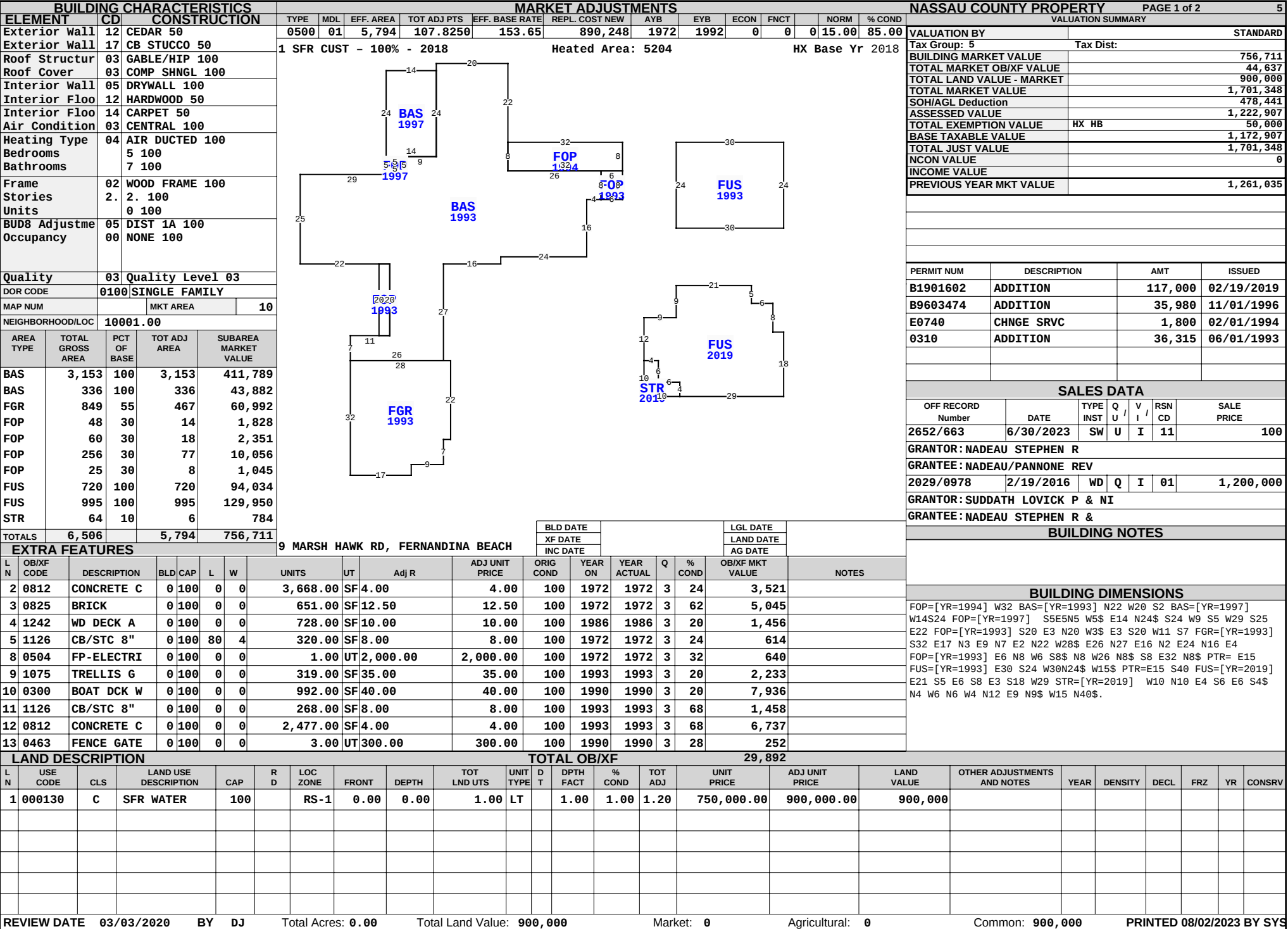






BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY												
ELEMENT		CD	CONSTRUCTION					TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY											
																							VALUATION BY					STANDARD				
																							Tax Group: 5					Tax Dist:				
																							BUILDING MARKET VALUE					756,711				
																							TOTAL MARKET OB/XF VALUE					44,637				
																							TOTAL LAND VALUE - MARKET					900,000				
																							TOTAL MARKET VALUE					1,701,348				
																							SOH/AGL Deduction					478,441				
																							ASSESSED VALUE					1,222,907				
																							TOTAL EXEMPTION VALUE					HX HB 50,000				
																							BASE TAXABLE VALUE					1,172,907				
																							TOTAL JUST VALUE					1,701,348				
																							NCON VALUE					0				
																							INCOME VALUE									
																							PREVIOUS YEAR MKT VALUE					1,261,035				