



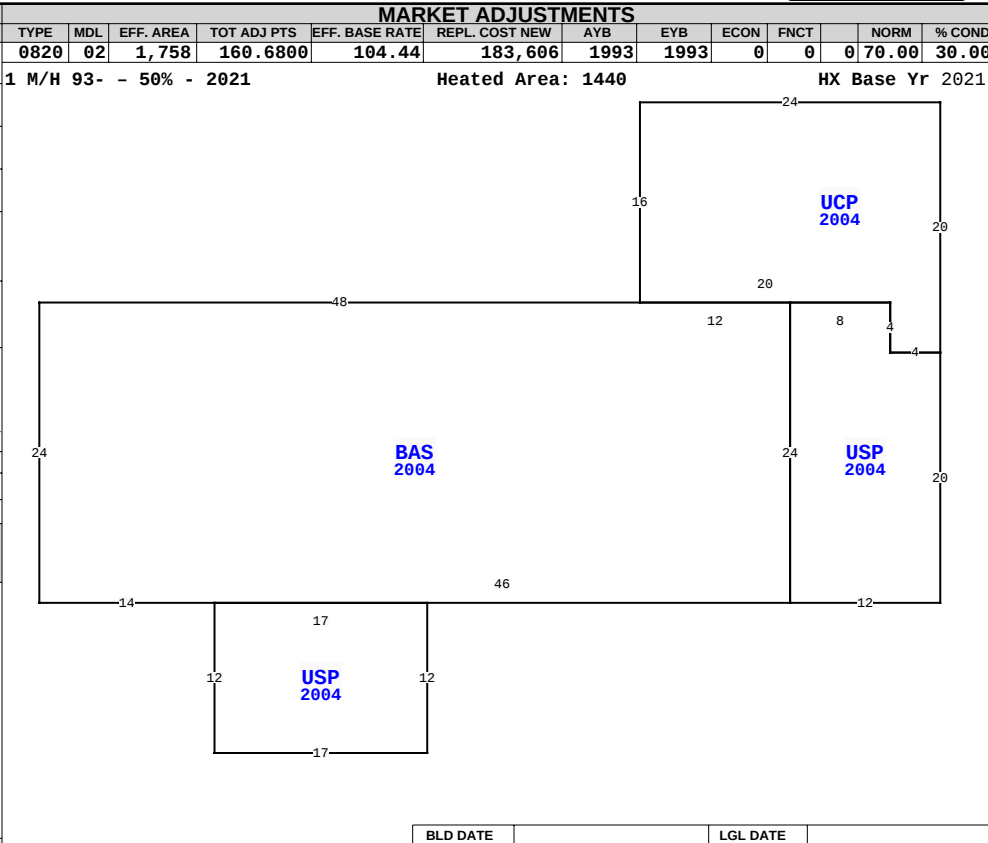
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100

Quality	06	Quality Level 06
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,440	100	1,440	45,118
UCP	400	20	80	2,507
USP	204	50	102	3,196
USP	272	50	136	4,261
TOTALS	2,316		1,758	55,082

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0510	GARAGE WD-	0	50	40	30	1,230.00	SF	35.00	35.00	
2	0752	USP	0	100	10	10	100.00	SF	15.00	15.00	
3	0681	POLE SHED	0	50	39	30	1,170.00	SF	15.00	15.00	
4	0350	CARPORT WD	0	50	22	20	440.00	SF	13.00	13.00	
5	0300	BOAT DCK W	0	50	30	10	300.00	SF	10.00	10.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	005000	C	RURAL HOME	50	0007	OR	0.00	0.00	6.78	AC	
2	005400	A	TIMBER 1 SI	0			0.00	0.00	4.00	AC	
3	005901	A	HARDWOOD SI	0			0.00	0.00	2.00	AC	
4	009910	M	MKT. VAL. AG	0			0.00	0.00	6.00	AC	



TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0510	GARAGE WD-	0	50	40	30	1,230.00	SF	35.00	35.00	
2	0752	USP	0	100	10	10	100.00	SF	15.00	15.00	
3	0681	POLE SHED	0	50	39	30	1,170.00	SF	15.00	15.00	
4	0350	CARPORT WD	0	50	22	20	440.00	SF	13.00	13.00	
5	0300	BOAT DCK W	0	50	30	10	300.00	SF	10.00	10.00	

TOTAL OB/XF											
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NASSAU COUNTY PROPERTY		PAGE 1 of 1	6
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		55,082	
TOTAL MARKET OB/XF VALUE		16,094	
TOTAL LAND VALUE - MARKET		218,820	
TOTAL MARKET VALUE		203,326	
SOH/AGL Deduction		73,265	
ASSESSED VALUE		130,061	
TOTAL EXEMPTION VALUE		HA HAB	36,338
BASE TAXABLE VALUE		93,723	
TOTAL JUST VALUE		289,996	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		118,999	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH3483	MH MOVE-ON	0	05/01/2001

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
2415/0232	12/10/2020	QC	U	I	11
GRANTOR: SIKES RONDA CARROLL					
GRANTEE: OLIVER RONDA CARROL					
2233/0948	9/13/2010	WD	U	I	11
GRANTOR: CARROLL NOAH JOSHUA &					
GRANTEE: SIKES RONDA CARROLL					

BUILDING NOTES											
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BUILDING DIMENSIONS											
UCP=[YR=2004] W24 S16 BAS=[YR=2004] W48 S24 E14 USP=[YR=2004] S12 E17 N12 W17\$ E46 USP=[YR=2004] E12 N20 W4 N4 W8 S24\$ N24 W12\$ E20 S4 E4 N20 \$.											