

BUILDING CHARACTERISTICS				
ELEMENT	CD CONSTRUCTION			
Exterior Wall	30 VINYL 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	2 100			
Frame	02 WOOD FRAME 100			
Stories	1. 1. 100			
Units	0 100			
Occupancy	00 NONE 100			
Quality	01 Quality Level 01			
DOR CODE	0100 SINGLE FAMILY			
MAP NUM	MKT AREA 09			
NEIGHBORHOOD/LOC	9001.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,738	100	1,738	184,822
FGR	350	55	192	20,417
FOP	160	30	48	5,105
FOP	324	30	97	10,316
UST	196	45	88	9,358
TOTALS	2,768		2,163	230,017

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0900	01	2,163	99.2250	117.83	254,866	2002	2002	0	0	0	9.75	90.25

1 SNGL FAM - 0% - 0 Heated Area: 1738 HX Base Yr

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VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE			230,017
TOTAL MARKET OB/XF VALUE			29,501
TOTAL LAND VALUE - MARKET			75,000
TOTAL MARKET VALUE			334,518
SOH/AGL Deduction			24,683
ASSESSED VALUE			309,835
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			309,835
TOTAL JUST VALUE			334,518
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			281,668

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R11024	REPAIR/RRF	640	02/01/2008
B21062	XFOB	9,000	02/01/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2452/0693	3/24/2021	QC	U	I	11	100
GRANTOR: WEYERHAEUSER COMPANY						
GRANTEE: RODEFFER KYLE D & R						
2452/0691	3/24/2021	WD	Q	I	01	288,000
GRANTOR: BALDERSON JEREMY W &						
GRANTEE: RODEFFER KYLE D & R						

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	0530	STBL WD	0	0	60	29		30.00	100	2008	2008	3	56	28,896	
2	0681	POLE SHED	0	0	12	6		15.00	100	2008	2008	3	56	605	

BUILDING NOTES			
BLD DATE			
XF DATE			
INC DATE			
LGL DATE		06/13/2023	
LAND DATE		MLU	
AG DATE			

BUILDING DIMENSIONS												
BAS=[YR=2002] W27 FOP=[YR=2006] N12 W27 S12 E27\$ W31 S36 E19 FOP=[YR=2002] S8 E20 N8 FGR=[YR=2002] E19 N14 W25 S14 E6\$ W20\$ E14 N14 E25 N22\$ PTR=E15 UST=[YR=2002] E14 S14 W14 N14\$ W15\$.												

LAND DESCRIPTION													TOTAL OB/XF												
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	000115	C	SFR ACRES	0	0004	OR	0.00	0.00	2.50	AC		1.00	1.00	1.00	30,000.00	30,000.00	75,000								