



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													
																						STANDARD													
																				VALUATION BY					Tax Group: 6					Tax Dist:					
																				BUILDING MARKET VALUE										0					
																				TOTAL MARKET OB/XF VALUE										0					
																				TOTAL LAND VALUE - MARKET										412					
																				TOTAL MARKET VALUE										412					
																				SOH/AGL Deduction										0					
																				ASSESSED VALUE										412					
																				TOTAL EXEMPTION VALUE										0					
																				BASE TAXABLE VALUE										412					
																				TOTAL JUST VALUE										412					
																				NCON VALUE										0					
																				INCOME VALUE															
																				PREVIOUS YEAR MKT VALUE										412					
																				PERMIT NUM				DESCRIPTION				AMT				ISSUED			
																				SALES DATA															
																				OFF RECORD Number		DATE		TYPE INST		Q U		V I		RSN CD		SALE PRICE			
																				0724/0971		2/24/1995		WD U		V V		09		6,425,000					
																				GRANTOR: CASSIDY CAROL T															
																				GRANTEE: CCRC WOODLANDS LTD															
																				BUILDING NOTES															
																				BUILDING DIMENSIONS															
TOTALS										CR 108, HILLIARD																									
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																			
LAND DESCRIPTION										TOTAL OB/XF										0															
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV											
1	000000	C	VAC RES	0		OR	0.00	0.00	15.00	UT		1.00	1.00	1.10	25.00	27.50	412																		
REVIEW DATE 05/17/2021 BY MH Total Acres: 0.00 Total Land Value: 412 Market: 0 Agricultural: 0 Common: 412 PRINTED 08/02/2023 BY SYS																																			