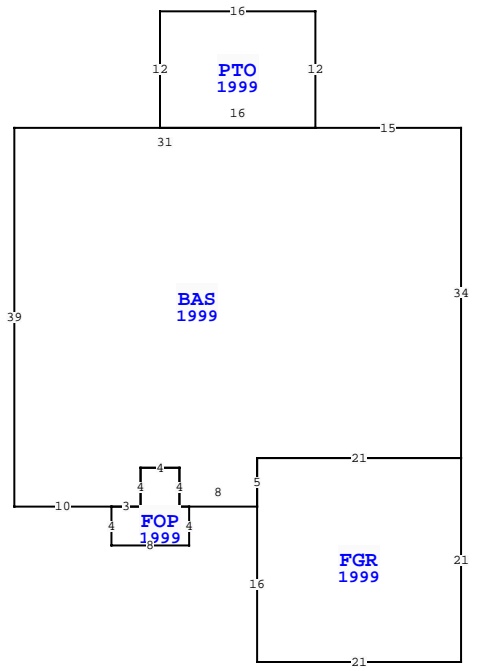


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	20	FACE BRICK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	70
Interior Floo	08	SHT VINYL	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		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	08
NEIGHBORHOOD/LOC	8003.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	1,673	100	1,673
FGR	441	55	243
FOP	48	30	14
PTO	192	5	10
TOTALS	2,354		1,940

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0900	01	1,940	96.1380	114.16	221,470	1999	1999	0	0	17.25	82.75		
1 SNGL FAM - 100% - 2000 Heated Area: 1673 HX Base Yr													



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE			183,266
TOTAL MARKET OB/XF VALUE			8,245
TOTAL LAND VALUE - MARKET			63,360
TOTAL MARKET VALUE			254,871
SOH/AGL Deduction			0
ASSESSED VALUE			254,871
TOTAL EXEMPTION VALUE	13	254,871	
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			254,871
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			247,798

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B99	NEW CONSTR	119,030	01/05/1999
R991581	REPAIR/RRF	0	01/02/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0887/1651	6/18/1999	WD Q	Q	I		120,700
GRANTOR: SEDA CONSTRUCTION CO						
GRANTEE: SULLIVAN JACK L & T						
0865/1261	2/03/1999	WD U	V	19		26,500
GRANTOR: SEMANIK INVESTMENT CO						
GRANTEE: SEDA CONSTRUCTION C						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND 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	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	1999	1999	3	84	2,940	
2	0810	CONCRETE A	0	100	0	395.00	SF	6.50	6.50	100	1999	1999	3	79	2,028	
3	0681	POLE SHED	0	100	0	220.00	SF	15.00	15.00	100	2000	2000	3	29	957	
4	0300	BOAT DCK W	0	100	0	200.00	SF	40.00	40.00	100	2000	2000	3	29	2,320	
														TOTAL OB/XF	8,245	

BUILDING DIMENSIONS	
BAS=[YR=1999] W15 PTO=[YR=1999] N12 W16 S12 E16 \$ W31 S39 E10 FOP=[YR=1999] S4 E8 N4 W1 N4 W4 S4 W3 \$ E3 N4 E4 S4 E8 FGR=[YR=1999] S16 E21 N21 W21 S5 \$ N5 E21 N34\$ .	

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	DPTH 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	100	0006	OR	0.00	0.00	3.52	AC		1.00	1.00	1.00	18,000.00	18,000.00	63,360							