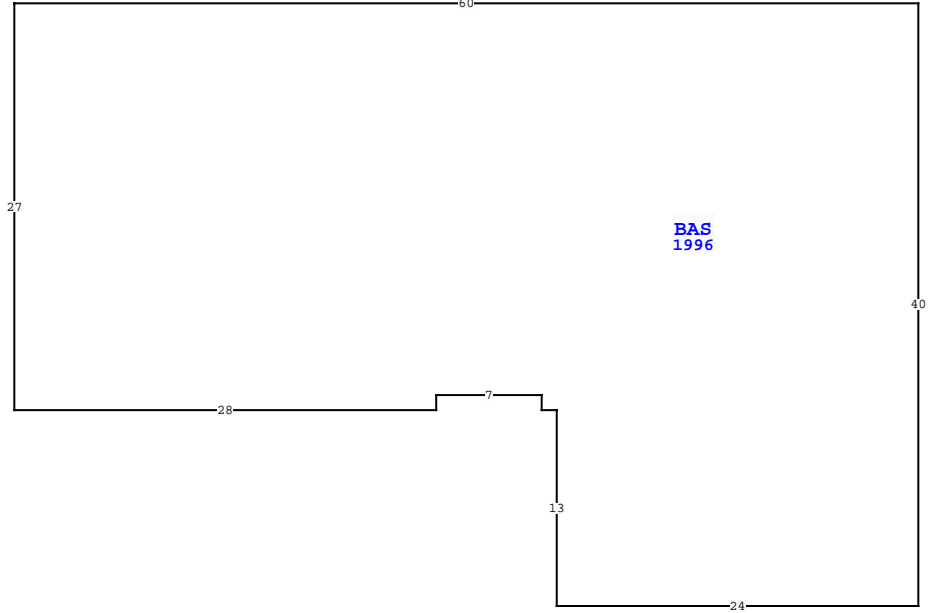


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	30	VINYL 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	14	CARPET 80	
Interior Floo	08	SHT VINYL 20	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Units		0 100	
Quality	05	Quality Level 05	
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
BAS	1,925	100	1,925
			99,609
TOTALS	1,925		1,925
			99,609

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	1,925	147.8400	103.49	199,218	1996	2001	0	0	50.00	50.00
1 M/H 94+ - 100% - 2023			Heated Area: 1925			HX Base Yr 2023					



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			99,609
TOTAL MARKET OB/XF VALUE			29,183
TOTAL LAND VALUE - MARKET			175,410
TOTAL MARKET VALUE			202,727
SOH/AGL Deduction			53,621
ASSESSED VALUE			149,106
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			99,106
TOTAL JUST VALUE			304,202
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			165,748

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24382	ADDITION	1,000	02/01/2011
B21362	ADDITION	4,520	04/01/2008
R11226	REPAIR/RRF	600	04/01/2008
MHU95994	MH MOVE-ON	0	07/01/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1529/1467	10/09/2007	QC	U	I	01	100
GRANTOR: PICKETT JOSHUA DAVID						
GRANTEE: VANZANT LAURIE ANNE						
1393/1267	3/06/2006	WD	Q	I		195,700
GRANTOR: STROUD TONY & MELODY						
GRANTEE: PICKETT JOSHUA D &						

EXTRA FEATURES		TOTALS	
L N	OB/XF CODE	DESCRIPTION	OB/XF VALUE
2	0500	FP-PRE FAB	2,800
3	1242	WD DECK A	160
4	0202	BARN WD 30	15,034
5	0681	POLE SHED	5,645
6	0681	POLE SHED	5,544

TOTAL OB/XF												29,183				
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
2	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	1996	1996	3	80	2,800	
3	1242	WD DECK A	0	100	10	8	SF	10.00	10.00	100	2000	2000	3	20	160	
4	0202	BARN WD 30	0	100	72	48	SF	15.00	15.00	100	2000	2000	3	29	15,034	
5	0681	POLE SHED	0	100	48	14	SF	15.00	15.00	100	2008	2008	3	56	5,645	
6	0681	POLE SHED	0	100	60	11	SF	15.00	15.00	100	2008	2008	3	56	5,544	

BUILDING NOTES											
BAS=[YR=1996] W60 S27 E28 N1 E7 S1 E1 S13 E24 N40\$.											

LAND DESCRIPTION												TOTAL OB/XF												29,183	
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	005000	C	RURAL HOME	100	0005	OR	0.00	0.00	3.87	AC		1.00	1.00	1.00	18,000.00	18,000.00	69,660								
2	005500	A	TIMBER 2 SI	0			0.00	0.00	5.50	AC		1.00	1.00	1.00	550.00	550.00	3,025								
3	009530	C	POND	0			0.00	0.00	0.50	AC		1.00	1.00	1.00	2,500.00	2,500.00	1,250								
4	009910	M	MKT.VAL.AG	0			0.00	0.00	5.50	AC		1.00	1.00	1.00	19,000.00	19,000.00	104,500								