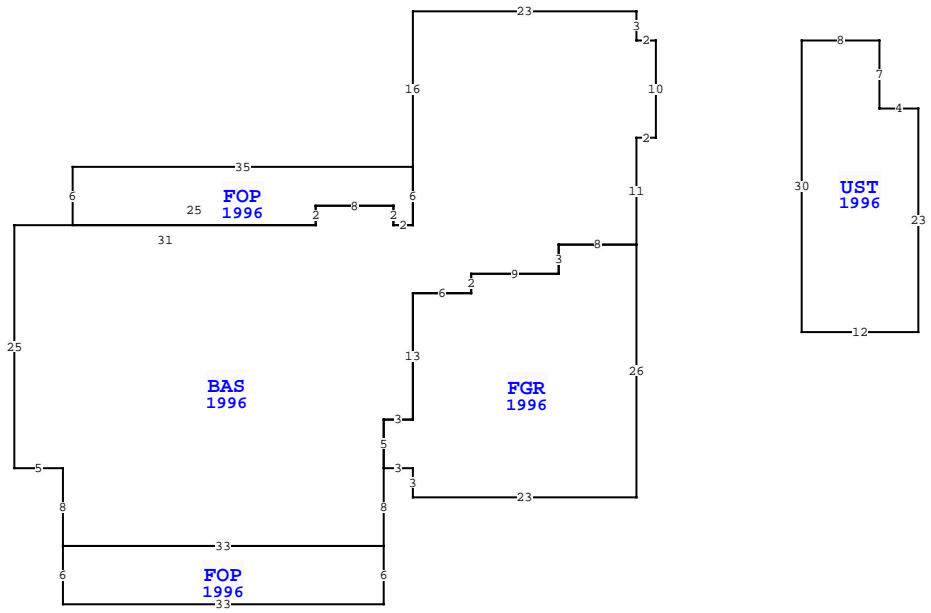


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	30	VINYL 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 90	
Interior Floor	08	SHT VINYL 10	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Units		0 100	
Occupancy	00	NONE 100	
Quality	01	Quality Level 01	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	08
NEIGHBORHOOD/LOC	8005.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	1,919	100	1,919
FGR	556	55	306
FOP	194	30	58
FOP	198	30	59
UST	332	45	149
TOTALS	3,199		2,491

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,491	95.4000	113.29	282,205	1996	2001	0	0	10.25	89.75
1 SNGL FAM - 100% - 1997											
Heated Area: 1919											
HX Base Yr 1997											



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE			253,279
TOTAL MARKET OB/XF VALUE			77,447
TOTAL LAND VALUE - MARKET			50,700
TOTAL MARKET VALUE			381,426
SOH/AGL Deduction			187,187
ASSESSED VALUE			194,239
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			144,239
TOTAL JUST VALUE			381,426
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			305,826

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000040	SWIM POOL	39,000	01/08/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2233/1434	10/23/2017	QC	U	I	11	100
GRANTOR: PITTMAN CLARENCE E						
GRANTEE: PITTMAN CLARENCE E						
0971/0764	2/16/2001	QC	U	I	01	100
GRANTOR: PITTMAN VONDA K						
GRANTEE: PITTMAN CLARENCE E						

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	0811	CONCRETE B	0	100	0	0		928.00	SF 5.20	100	1996	1996	3	73	3,523	
2	0500	FP-PRE FAB	0	100	0	0		1.00	UT 3,500.00	100	1996	1996	3	80	2,800	
3	0510	GARAGE WD-	0	100	30	18		540.00	SF 35.00	100	2012	2012	3	71	13,419	
4	0510	GARAGE WD-	0	100	36	24		864.00	SF 35.00	100	2005	2005	3	44	13,306	
5	0861	POOL GUNIT	0	100	0	0		404.00	SF 85.00	100	2021	2021	3	98	33,653	
6	0855	CONC PAVER	0	100	0	0		597.00	SF 10.00	100	2021	2021	3	100	5,970	
7	0476	VF 6 SBPL	0	100	0	0		132.00	LF 32.00	100	2021	2021	3	99	4,182	
8	0470	VNVL GATE	0	100	0	0		2.00	UT 300.00	100	2021	2021	3	99	594	
TOTALS															77,447	

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	100	0004		0.00	0.00	1.25	AC		1.00	1.00	1.00	30,000.00	30,000.00	37,500							
2	000115	C	SFR ACRES	100	0004	OR	0.00	0.00	0.44	AC		1.00	1.00	1.00	30,000.00	30,000.00	13,200							

BUILDING NOTES									
BLD DATE									
XF DATE									
INC DATE									
LGL DATE									
LAND DATE									
AG DATE									
06/13/2023 MLU									
BUILDING DIMENSIONS									
BAS=[YR=1996] W2 N3 W23 S16 FOP=[YR=1996] W35 S6 E25 N2 E8 S2 E2 N6 \$ S6 W2 N2 W8 S2 W31 S25 E5 S8 FOP=[YR=1996] S6 E33 N6 W33 \$ E33 N8 FGR=[YR=1996] E3 S3 E23 N26 W8 S3 W9 S2 W6 S13 W3 S5 \$ N5 E3 N13 E6 N2 E9 N3 E8 N11 E2 N10 \$ PTR= E15 UST=[YR=1996] E8 S7 E4 S23 W12 N30 \$ W15 \$ .									