

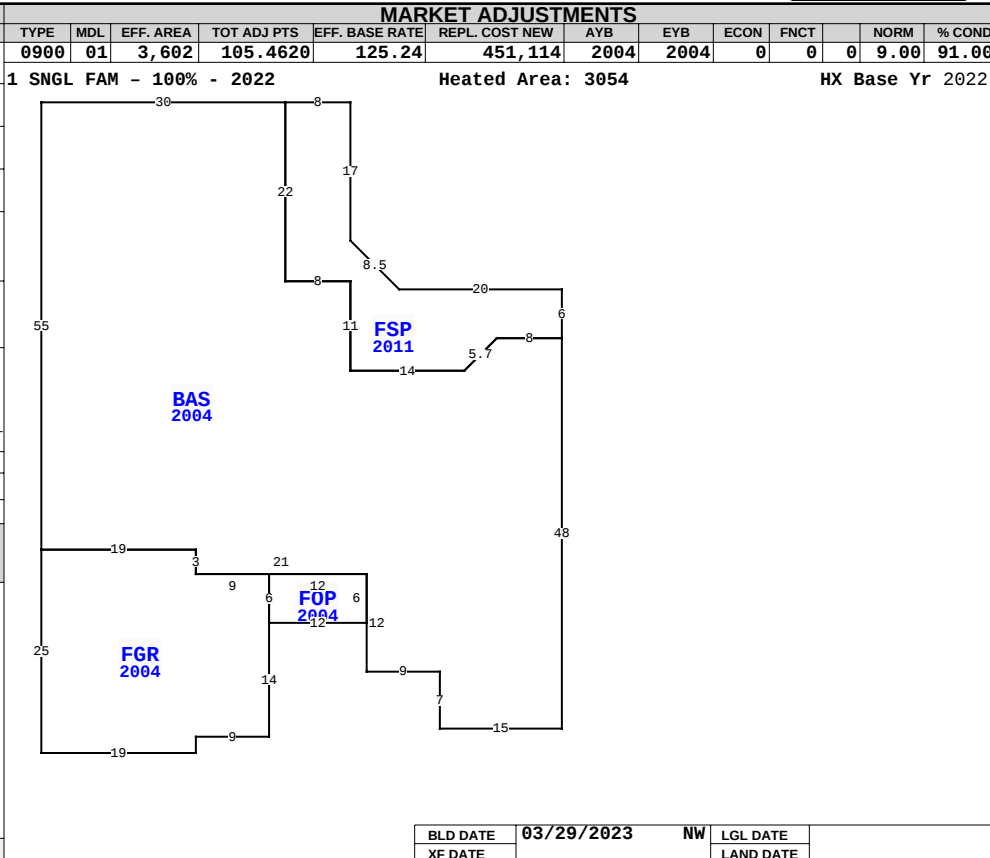
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	3	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA
		04
NEIGHBORHOOD/LOC	4043.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,054	100	3,054	348,060
FGR	655	55	360	41,028
FOP	72	30	22	2,507
FSP	414	40	166	18,919
TOTALS	4,195		3,602	410,514

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0812	CONCRETE C	0	100	0	0		1,125.00	SF 4.00
2	0500	FP-PRE FAB	0	100	0	0		1.00	UT 3,500.00
3	0861	POOL GUNIT	0	100	0	0		260.00	SF 85.00
4	0855	CONC PAVER	0	100	0	0		794.00	SF 10.00
5	0910	SCRN RM L	0	100	0	0		1,054.00	SF 15.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000141	C	SFR GOLF B	100			0.00	0.00	1.00



TOTAL OB/XF									
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NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY	STANDARD								
Tax Group: 4	Tax Dist:								
BUILDING MARKET VALUE	410,514								
TOTAL MARKET OB/XF VALUE	48,253								
TOTAL LAND VALUE - MARKET	105,000								
TOTAL MARKET VALUE	563,767								
SOH/AGL Deduction	120,808								
ASSESSED VALUE	442,959								
TOTAL EXEMPTION VALUE	50,000								
BASE TAXABLE VALUE	392,959								
TOTAL JUST VALUE	563,767								
NCON VALUE	0								
INCOME VALUE									
PREVIOUS YEAR MKT VALUE	448,410								

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17008891	ADDITION	26,766	11/15/2017
17006447	SWIM POOL	39,000	07/19/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2494/1092	8/24/2021	WD	Q	I	01	637,000
GRANTOR: TRAPP LAURENCE J & KA						
GRANTEE: PAZULA BRUCE R & MA						
2085/0023	11/18/2016	WD	Q	I	01	388,000
GRANTOR: MATHERS ROBERT WINSTO						
GRANTEE: TRAPP LAURENCE JOSE						

BUILDING NOTES									
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BUILDING DIMENSIONS									
FSP=[YR=2011]	W20	U6	L6	N17	W8	BAS=[YR=2004]	W30	S55	
FGR=[YR=2004]	S25	E19	N2	E9	N14	FOP=[YR=2004]	E12	N6	W12
	S6	N6	W9	N3	W19		S12	E9	S7
	E15	N48	W8	D4	L4	W14			
	N11	W8	N22	S	S22	E8	S11	E14	U4
	R4	E8	N6	S					