

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	11	CLAY TILE	50
Interior Floor	12	HARDWOOD	50
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
BAS	3,073	100	3,073
FGR	598	55	329
FOP	60	30	18
FOP	184	30	55
FSP	226	40	90
TOTALS	4,141		3,565
			439,032

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	3,565	111.5100	132.42	472,077	2005	2008	0	0	7.00	93.00

1 SNGL FAM - 100% - 2022 Heated Area: 3073 HX Base Yr 2022

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VALUATION SUMMARY		4
VALUATION BY	STANDARD	
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		439,032
TOTAL MARKET OB/XF VALUE		31,541
TOTAL LAND VALUE - MARKET		127,500
TOTAL MARKET VALUE		598,073
SOH/AGL Deduction		115,992
ASSESSED VALUE		482,081
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		432,081
TOTAL JUST VALUE		598,073
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		468,040

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B16700	SCRN RM	7,479	09/01/2005
E14398	ELEC OTHER	2,000	02/01/2005
M09233	MECH OTHER	0	02/01/2005
B0515770	SWIM POOL	38,000	01/01/2005
B13911	NEW CONSTR	0	01/01/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2510/0021	10/29/2021	WD Q	Q	I	01	599,000
GRANTOR: KISNER GLENN L & SUSA						
GRANTEE: MOTAVALLI PETER & G						
2397/1132	10/02/2020	WD Q	Q	I	02	511,500
GRANTOR: O'BRIEN THOMAS A & BR						
GRANTEE: KISNER GLENN L & SU						

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	0871	POOL HTR R	0	100	0	1.00	UT	2,000.00	2,000.00	100	2005	2005	3	27	540	
2	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	2005	2005	3	90	3,150	
3	0910	SCRN RM L	0	100	0	1,107.00	SF	15.00	15.00	100	2005	2005	3	27	4,483	
4	0861	POOL GUNIT	0	100	0	527.00	SF	85.00	85.00	100	2005	2005	3	44	19,710	
5	0845	KOOL DECK	0	100	0	580.00	SF	7.25	7.25	100	2005	2005	3	87	3,658	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2005] W30 FOP=[YR=2005] W8 S23 FSP=[YR=2005] W26 S5 E8 S2 E2 S2 E2 S2 E14 N11\$E8 N23\$ S23 W8 S11 W14 N2 W2 N2 W2 N2 W8 S48E15 N7 E9 N6 FOP=[YR=2005] E12 FGR=[YR=2005] S15 E9 S2 E19 N22 W28 S5\$ N5 W12 S5\$ N5 E40 N58\$.	

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	000135	C	SFR CNSVTN	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	127,500.00	127,500.00	127,500							