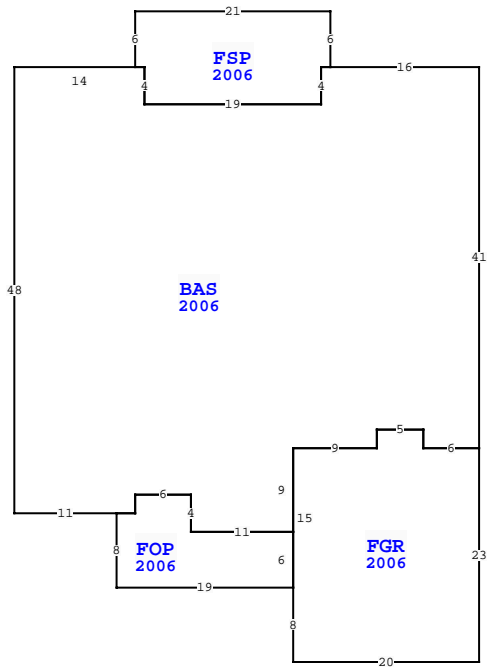


| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|------------------|--------------|
| ELEMENT | CD | | |
| Exterior Wall | 16 | WD FR STUC | 100 |
| Roof Structur | 08 | IRREGULAR | 100 |
| Roof Cover | 03 | COMP SHNGL | 100 |
| Interior Wall | 05 | DRYWALL | 100 |
| Interior Floor | 11 | CLAY TILE | 70 |
| Interior Floor | 14 | CARPET | 30 |
| Air Condition | 03 | CENTRAL | 100 |
| Heating Type | 04 | AIR DUCTED | 100 |
| Bedrooms | 4 | 100 | |
| Bathrooms | 2 | 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 | 2,184 | 100 | 2,184 |
| FGR | 470 | 55 | 258 |
| FOP | 142 | 30 | 43 |
| FSP | 202 | 40 | 81 |
| TOTALS | 2,998 | | 2,566 |
| | | | 333,735 |

| MARKET ADJUSTMENTS | | | | | | | | | | | |
|--------------------------|-----|-----------|-------------|----------------|----------------|------|------|------|------|-------------------|-----------------|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND |
| 0900 | 01 | 2,566 | 119.0448 | 141.37 | 362,755 | 2006 | 2006 | 0 | 0 | 8.00 | 92.00 |
| 1 SNGL FAM - 100% - 2013 | | | | | | | | | | Heated Area: 2184 | HX Base Yr 2013 |



| NASSAU COUNTY PROPERTY | | PAGE 1 of 1 |
|---------------------------|-----------|-------------|
| VALUATION SUMMARY | | |
| VALUATION BY | STANDARD | |
| Tax Group: 4 | Tax Dist: | |
| BUILDING MARKET VALUE | 333,735 | |
| TOTAL MARKET OB/XF VALUE | 5,593 | |
| TOTAL LAND VALUE - MARKET | 127,500 | |
| TOTAL MARKET VALUE | 466,828 | |
| SOH/AGL Deduction | 252,396 | |
| ASSESSED VALUE | 214,432 | |
| TOTAL EXEMPTION VALUE | HX HB | 50,000 |
| BASE TAXABLE VALUE | 164,432 | |
| TOTAL JUST VALUE | 466,828 | |
| NCON VALUE | 0 | |
| INCOME VALUE | | |
| PREVIOUS YEAR MKT VALUE | 362,953 | |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|---------|------------|
| E16916 | ELEC OTHER | 2,300 | 03/01/2006 |
| M11248 | MECH OTHER | 0 | 03/01/2006 |
| P10697 | OTHER | 0 | 02/01/2006 |
| C16279 | CO ISSUED | 333,715 | 10/01/2005 |
| R08366 | REPAIR/RRF | 1,500 | 10/01/2005 |
| B16279 | NEW CONSTR | 333,715 | 10/01/2005 |

| SALES DATA | | | | | | |
|--------------------------------|------------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 2633/1410 | 4/19/2023 | WD | Q | I | 01 | 465,000 |
| GRANTOR: STEINER FRED & LYNN T | | | | | | |
| GRANTEE: BEST CHRISTIE LYNN | | | | | | |
| 2083/0587 | 11/08/2016 | WD | U | I | 11 | 100 |
| GRANTOR: STEINER FRED & LYNN | | | | | | |
| GRANTEE: STEINER SAGAPONACK | | | | | | |

| 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 | 702.00 | SF | 5.20 | 5.20 | 100 | 2006 | 2006 | 3 | 88 | 3,212 | |
| 2 | 0462 | ST/AL FNC | 0 | 100 | 0 | 496.00 | SF | 10.00 | 10.00 | 100 | 2006 | 2006 | 3 | 48 | 2,381 | |
| TOTALS | | | | | | | | | | | | | | | 5,593 | |

| BLD DATE | | 03/29/2023 | NW | LGL DATE |
|----------|--|------------|----|-----------|
| XF DATE | | | | LAND DATE |
| INC DATE | | | | AG DATE |

| BUILDING NOTES | |
|--|--|
| | |
| BUILDING DIMENSIONS | |
| BAS=[YR=2006] W16 FSP=[YR=2006] N6 W21 S6 E1 S4 E19 N4 E1\$ W1 S4 W19 N4 W14 S48 E11 FOP=[YR=2006] S8 E19 FGR=[YR=2006] S8 E20 N23 W6 N2 W5 S2 W9 S15\$ N6 W11 N4 W6 S2 W2\$ E2 N2 E6 S4 E11 N9 E9 N2 E5 S2 E6 N41\$. | |

| 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 | | PUD | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 127,500.00 | 127,500.00 | 127,500 | | | | | | | |