



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY												
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																
Exterior Wall	25	MOD METAL 100	0150	01	854	89.6400	44.82	38,276	2009	2009	0	0	0	6.50	93.50	VALUATION BY					STANDARD											
Roof Structure	03	GABLE/HIP 100	1 ACCESSORY U - 0% - 0										Heated Area: 836					HX Base Yr					Tax Group: 4					Tax Dist:				
Roof Cover	12	MODULAR MT 100	22 38 38 16 6 10 9 10 BAS 2009 UOP 2009										BUILDING MARKET VALUE					35,788														
Interior Wall	04	PLYWOOD 100											TOTAL MARKET OB/XF VALUE					4,021														
Interior Floor	03	CONC FINSH 100											TOTAL LAND VALUE - MARKET					1,600,000														
Air Condition	01	NONE 100											TOTAL MARKET VALUE					383,469														
Heating Type	01	NONE 100											SOH/AGL Deduction					0														
Bedrooms	0	100											ASSESSED VALUE					383,469														
Bathrooms	1	100											TOTAL EXEMPTION VALUE					0														
Frame	02	WOOD FRAME 100											BASE TAXABLE VALUE					383,469														
Stories	0	0 100											TOTAL JUST VALUE					1,639,809														
Units	0	0 100											NCON VALUE					0														
Occupancy	00	NONE 100	INCOME VALUE																													
			PREVIOUS YEAR MKT VALUE					40,800																								