

[illegible]

2023

[illegible]

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY									
ELEMENT										VALUATION SUMMARY										PAGE 5 of 5									
Exterior Wall										Tax Group: 6										STANDARD									
Roof Structur										BUILDING MARKET VALUE										113,750									
Roof Cover										TOTAL MARKET OB/XF VALUE										70,016									
Interior Wall										TOTAL LAND VALUE - MARKET										54,000									
Interior Floo										TOTAL MARKET VALUE										237,766									
Ceiling										SOH/AGL Deduction										54,888									
Air Condition										ASSESSED VALUE										182,878									
Heating Type										TOTAL EXEMPTION VALUE										182,878									
Plumbing										BASE TAXABLE VALUE										0									
Frame										TOTAL JUST VALUE										237,766									
Story Height										NCON VALUE										0									
RMS										INCOME VALUE																			
Stories										PREVIOUS YEAR MKT VALUE										166,253									
Class																													
Units																													
Occupancy																													
Quality																													
DOR CODE																													
MAP NUM																													
NEIGHBORHOOD/LOC																													
AREA TYPE																													
TOTAL GROSS AREA																													
PCT OF BASE																													
TOT ADJ AREA																													
SUBAREA MARKET VALUE																													
BAS																													
CAN																													
TOTALS																													
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																													
LAND DESCRIPTION																													
USE CODE																													
LAND USE DESCRIPTION																													
CAP																													
R D																													
LOC ZONE																													
FRONT																													
DEPTH																													
TOT LND UTS																													
UNIT TYPE																													
D T																													
DPHT FACT																													
% COND																													
TOT ADJ																													
UNIT PRICE																													
ADJ UNIT PRICE																													
LAND VALUE																													
OTHER ADJUSTMENTS AND NOTES																													
YEAR																													
DENSITY																													
DECL																													
FRZ																													
YR																													
CONSRV																													
REVIEW DATE																													
07/22/2020																													
BY																													
KK																													
Total Acres:																													
3.00																													
Total Land Value:																													
54,000																													
Market:																													
0																													
Agricultural:																													
0																													
Common:																													
54,000																													
PRINTED																													
08/02/2023 BY SYS																													