

WINTER GREGG & ELLEN
4020 HOWELL ROAD
MALVERN, PA 19355

19-2N-28-1000-0058-0000

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									
																							VALUATION BY STANDARD									
																							Tax Group: 2 Tax Dist:									
																							BUILDING MARKET VALUE 0									
																							TOTAL MARKET OB/XF VALUE 0									
																							TOTAL LAND VALUE - MARKET 500,000									
																							TOTAL MARKET VALUE 500,000									
																							SOH/AGL Deduction 32,500									
																							ASSESSED VALUE 467,500									
																							TOTAL EXEMPTION VALUE 0									
																							BASE TAXABLE VALUE 467,500									
																							TOTAL JUST VALUE 500,000									
																							NCON VALUE 0									
																							INCOME VALUE									
																							PREVIOUS YEAR MKT VALUE 425,000									