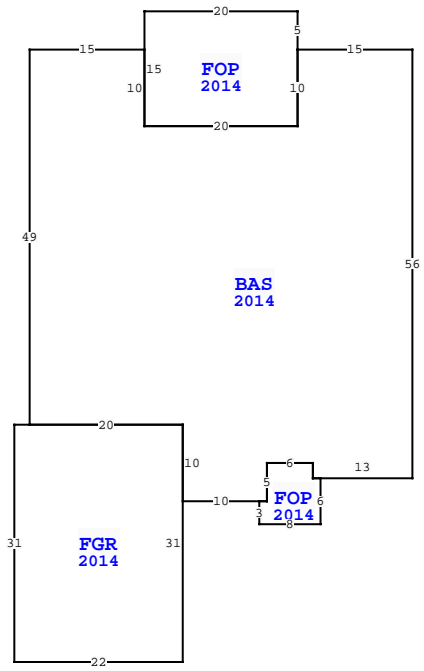




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	60
Interior Floo	11	CLAY TILE	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories		1.	1. 100
Units		0	100
Occupancy	00	NONE	100
Quality	03	Quality Level 03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4041.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	2,481	100	2,481
FGR	682	55	375
FOP	57	30	17
FOP	300	30	90
			SUBAREA MARKET VALUE
			303,627
			45,893
			2,080
			11,014
TOTALS	3,520		2,963
			362,614

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,963	107.3480	127.48	377,723	2014	2014	0	0	4.00	96.00
1 SNGL FAM - 100% - 2015 Heated Area: 2481 HX Base Yr 2015											



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		362,614	
TOTAL MARKET OB/XF VALUE		83,654	
TOTAL LAND VALUE - MARKET		65,000	
TOTAL MARKET VALUE		511,268	
SOH/AGL Deduction		199,565	
ASSESSED VALUE		311,703	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		261,703	
TOTAL JUST VALUE		511,268	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		393,004	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1428814	SWIM POOL	39,000	05/01/2014
B1327939	CO ISSUED	0	04/10/2014
B1327939	NEW CONSTR	312,084	11/01/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1916/0496	5/06/2014	WD	U	I	11	100
GRANTOR: SEDA CONSTRUCTION COM						
GRANTEE: FUREY CAROL A & WIL						
1913/1349	4/17/2014	WD	Q	I	01	311,200
GRANTOR: SEDA CONSTRUCTION COM						
GRANTEE: FUREY CAROL A & WIL						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	2014
2	0811	CONCRETE B	0	100	0	1,580.00	SF	5.20	5.20	100	2014
3	0911	SCRN RM A	0	100	49	32	SF	17.50	17.50	100	2014
4	0861	POOL GUNIT	0	100	0	476.00	SF	85.00	85.00	100	2014
5	0855	CONC PAVER	0	100	0	1,352.00	SF	10.00	10.00	100	2014
6	0462	ST/AL FNC	0	100	230	0	SF	10.00	10.00	100	2014
7	0463	FENCE GATE	0	100	0	1.00	UT	300.00	300.00	100	2014
8	0871	POOL HTR R	0	100	0	1.00	UT	2,000.00	2,000.00	100	2014

TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
TOTAL OB/XF VALUE: 83,654											

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=2014] W15 FOP=[YR=2014] N5 W20 S15 E20 N10 \$ S10 W20 N10 W15 S49 FGR=[YR=2014] W2 S31 E22 N31 W20 \$ E20 S10E10 FOP=[YR=2014] S3 E8 N6 W1 N2 W6 S5 W1 \$ E1 N5 E6 S2 E13 N56 \$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100		PUD	0.00	0.00	1.00	LT	1.00
TOTAL ADJ: 1.00											
UNIT PRICE: 65,000.00											
ADJ UNIT PRICE: 65,000.00											
LAND VALUE: 65,000											
OTHER ADJUSTMENTS AND NOTES:											
YEAR:											
DENSITY:											
DECL:											
FRZ:											
YR:											
CONSRV:											