

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 70
Interior Floor	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
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
BAS	1,900	100
FGR	498	55
FOP	48	30
FSP	160	40
USP	144	30
TOTALS	2,750	2,295

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,295	109.6620	130.22	298,855	2009	2009	0	0	6.50	93.50
1 SNGL FAM - 100% - 2020					Heated Area: 1900			HX Base Yr 2020			
The diagram shows a floor plan with the following dimensions and area calculations: - Top section: 12 (width) x 12 (height) = 144. USP 2021 is located here. - Middle section: 22 (width) x 11 (height) = 242. FSP 2021 is located here. - Bottom section: 29 (width) x 36 (height) = 1044. BAS 2009 is located here. - Left section: 14 (width) x 3 (height) = 42. FOP 2009 is located here. - Right section: 26 (width) x 21 (height) = 546. FGR 2009 is located here. Total area: 144 + 242 + 1044 + 42 + 546 = 2,750.											
BLD DATE					02/16/2010		RK		LGL DATE		

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VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 4				Tax Dist:		
BUILDING MARKET VALUE				279,429		
TOTAL MARKET OB/XF VALUE				18,346		
TOTAL LAND VALUE - MARKET				65,000		
TOTAL MARKET VALUE				362,775		
SOH/AGL Deduction				148,219		
ASSESSED VALUE				214,556		
TOTAL EXEMPTION VALUE				HX HB	50,000	
BASE TAXABLE VALUE				164,556		
TOTAL JUST VALUE				362,775		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				287,187		

EXTRA FEATURES															LAND DATE	
															AG DATE	
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	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	2009	2009	3	94	3,290	
2	0811	CONCRETE B	0 100	0	0	998.00	SF	5.20	5.20	100	2009	2009	3	91	4,723	
3	0476	VF 6 SBPL	0 100	0	0	175.00	LF	32.00	32.00	100	2009	2009	3	78	4,368	
4	0470	VNYL GATE	0 100	0	0	1.00	UT	300.00	300.00	100	2009	2009	3	78	234	
5	0855	CONC PAVER	0 100	0	0	570.00	SF	10.00	10.00	100	2012	2012	3	94	5,358	
6	1125	CB/STC 6"	0 100	27	0	54.00	SF	7.35	7.35	100	2012	2012	3	94	373	