



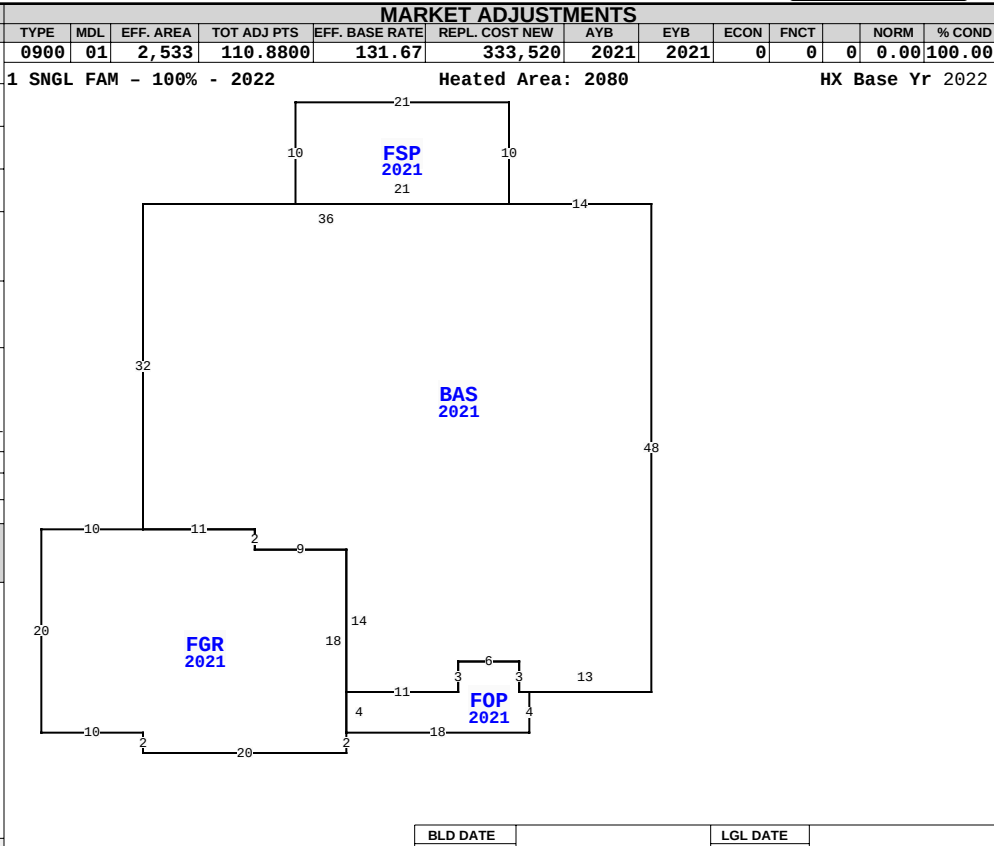
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,080	100	2,080	273,874
FGR	622	55	342	45,031
FOP	90	30	27	3,555
FSP	210	40	84	11,060
TOTALS	3,002		2,533	333,520

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0810	CONCRETE A	0 100	31	3	93.00	SF	6.50	6.50	100	2021
2	0811	CONCRETE B	0 100	0	0	739.00	SF	5.20	5.20	100	2021

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			0.00	0.00	1.00	LT	1.00



TOTAL OB/XF											
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NASSAU COUNTY PROPERTY											
VALUATION SUMMARY											
VALUATION BY	STANDARD										
Tax Group: 4	Tax Dist:										
BUILDING MARKET VALUE	333,520										
TOTAL MARKET OB/XF VALUE	4,448										
TOTAL LAND VALUE - MARKET	65,000										
TOTAL MARKET VALUE	402,968										
SOH/AGL Deduction	73,495										
ASSESSED VALUE	329,473										
TOTAL EXEMPTION VALUE	HX HB 50,000										
BASE TAXABLE VALUE	279,473										
TOTAL JUST VALUE	402,968										
NCON VALUE	0										
INCOME VALUE											
PREVIOUS YEAR MKT VALUE	319,877										

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C2012113	CO ISSUED	0	05/11/2021
B2012113	NEW CONSTR	292,293	12/07/2020

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2463/1580	5/20/2021	WD Q	I	01		348,700	
GRANTOR: SEDA CONSTRUCTION COM							
GRANTEE: LINTNER ERNEST ALLE							
2430/0225	1/27/2021	WD U	V	30		70,000	
GRANTOR: FLORA PARKE DEVELOPME							
GRANTEE: SEDA CONSTRUCTION C							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2021] W14 FSP=[YR=2021] N10 W21 S10 E21\$ W36 S32 FGR=[YR=2021] W10 S20 E10 S2 E20 N2 FOP=[YR=2021] E18 N4 W1 N3 W6 S3 W11 S4\$ N18 W9 N2 W11\$ E11 S2 E9 S14 E11 N3 E6 S3 E13 N48\$.											