

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structure	08	IRREGULAR 100
Roof Cover	11	SLATE 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 50
Interior Floor	12	HARDWOOD 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	2104.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,427	100	1,427	226,619
FGR	390	55	214	33,985
FOP	152	30	46	7,305
FOP	210	30	63	10,004
FOP	280	30	84	13,340
FUS	1,720	100	1,720	273,150
STP	21	10	2	318
STP	42	10	4	636
STR	32	10	3	477
TOTALS	4,274		3,563	565,832

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0855	CONC PAVER	0 100	0	0	450.00	SF	10.00	10.00
2	0855	CONC PAVER	0 100	0	0	24.00	SF	10.00	10.00
3	0476	VF 6 SBPL	0 100	0	0	12.00	LF	32.00	32.00
4	0479	VF PICKET	0 100	0	0	42.00	LF	10.00	10.00
5	0504	FP-ELECTRI	0 100	0	0	1.00	UT	2,000.00	2,000.00
6	0861	POOL GUNIT	0 100	0	0	474.00	SF	85.00	85.00
7	0855	CONC PAVER	0 100	0	0	1,418.00	SF	7.00	7.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100			0.00	0.00	1.00

MARKET ADJUSTMENTS									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT
0500	01	3,563	114.3000	162.88	580,341	2016	2016	0	0
1 SFR CUST - 100% - 2021 Heated Area: 3147 HX Base Yr									
BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE									

TOTAL OB/XF									
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1	0855	CONC PAVER	0 100	0	0	450.00	SF	10.00	10.00
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TOTAL OB/XF									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100			0.00	0.00	1.00

NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		565,832	
TOTAL MARKET OB/XF VALUE		51,977	
TOTAL LAND VALUE - MARKET		200,000	
TOTAL MARKET VALUE		817,809	
SOH/AGL Deduction		0	
ASSESSED VALUE		817,809	
TOTAL EXEMPTION VALUE		13	817,809
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		817,809	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		706,925	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20151525	NEW CONSTR	0	06/19/2017
20163184	SWIM POOL	40,000	11/17/2016
20151525	CO ISSUED	0	03/21/2016
20160047	SWIM POOL	25,000	01/11/2016
20151525	NEW CONSTR	377,842	07/01/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
9999/9999	8/23/2016	CN	U	I	11	100
GRANTOR: GENEROSA GLORIA						
GRANTEE: GENEROSA GLORIA						
9999/9999	4/04/2016	CN	Q	I	01	501,700
GRANTOR: D & H HOMES LLC						
GRANTEE: GENEROSA GLORIA						

BUILDING NOTES									
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BUILDING DIMENSIONS									
FOP=[YR=2016] W7 STP=[YR=2016] N3 W14 S3 E14\$ W28 S5 BAS=[YR=2016] S21 FGR=[YR=2016] S34 E11 N22 E4 N4 W4 N8 W11\$ E11 S8 E4 S4 W4 S25 FOP=[YR=2016] S8 STP=[YR=2016] S3 E7 N3 W7 \$ E19 N8 W19\$ E19 N15 E5 N38 W21 N5 W14\$ E14 S5 E21 N10\$ PTR=E20 FUS=[YR=2016] E14 FOP=[YR=2016] N5 E21 S10 W21 N5\$ S5 E21 S38 W5 S15 W19 N10 STR=[YR=2016] N8 E4 S8 W4\$ E4 N8 W4 S8 W4 S3 W4 N3 W3 N48\$ W20\$.									