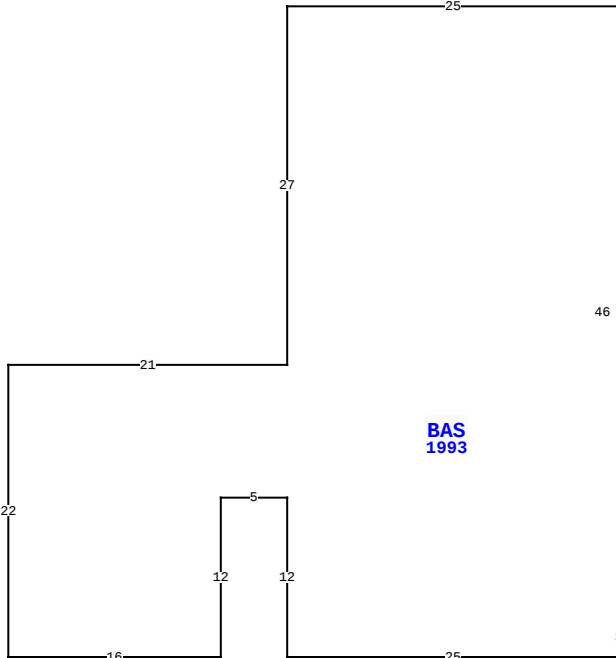




BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY														
ELEMENT		CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																	
Exterior Wall		20	FACE BRICK 70		0100	01	1,633	110.9760	100.16	163,561	1946	1975	0	0	0	31.60	68.40	VALUATION BY		STANDARD														
Exterior Wall		08	WD ON PLY 30		1 SINGLE FAM - 100% - 1995										Heated Area: 1627										HX Base Yr 1995									
Roof Structure		03	GABLE/HIP 100												Tax Group: 6										Tax Dist:									
Roof Cover		03	COMP SHNGL 100												BUILDING MARKET VALUE										111,876									
Interior Wall		05	DRYWALL 90												TOTAL MARKET OB/XF VALUE										1,455									
Interior Wall		04	PLYWOOD 10												TOTAL LAND VALUE - MARKET										30,600									
Interior Floor		13	LVT/LAMNT 90												TOTAL MARKET VALUE										143,931									
Interior Floor		11	CLAY TILE 10												SOH/AGL Deduction										69,588									
Air Condition		03	CENTRAL 100												ASSESSED VALUE										74,343									
Heating Type		04	AIR DUCTED 100												TOTAL EXEMPTION VALUE										HX HB 49,343									
Bedrooms			3 100												BASE TAXABLE VALUE										25,000									
Bathrooms			2 100												TOTAL JUST VALUE										143,931									
Frame		02	WOOD FRAME 100		NCON VALUE										0																			
Stories		1.	1. 100		INCOME VALUE																													
Units			0 100		PREVIOUS YEAR MKT VALUE										131,093																			
BUD8 Adjustme		06	DIST 1D 100																															
Occupancy		00	NONE 100																															
Quality		03	Quality Level 03																															
DOR CODE		0100	SINGLE FAMILY																															
MAP NUM			MKT AREA												09																			
NEIGHBORHOOD/LOC		9001.00																																
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		TOT ADJ AREA		SUBAREA MARKET VALUE																										
BAS		1,627		100		1,627		111,465																										
FOP		20		30		6		411																										
TOTALS		1,647				1,633		111,876																										
EXTRA FEATURES		7744 FOURAKER RD, BRYCEVILLE																																
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		0940		SHEDS/PORT		0 100		16 8		128.00		SF		20.10		20.10		100		1994		1994		3		20		515						
2		0820		WOOD WALK		0 100		0 0		200.00		SF		11.75		11.75		100		1994		1994		3		40		940						