

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY											
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1											
ELEMENT		CD		05 AVERAGE 100		0820 02 1,056		121.2200		EFF. BASE RATE 78.79		REPL. COST NEW 83,202		AYB 1992		EYB 1992		ECON 0		FNCT 0		NORM 0 70.00		% COND 30.00		1					
Exterior Wall		03 GABLE/HIP 100		1 M/H 93- - 0% - 0								Heated Area: 1056				HX Base Yr															
Roof Cover		03 COMP SHNGL 100																													
Interior Wall		05 DRYWALL 100																													
Interior Floo		14 CARPET 80																													
Interior Floo		08 SHT VINYL 20																													
Air Condition		01 NONE 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																													
Quality		04 Quality Level 04																													
DOR CODE		0200 MOBILE HOME																													
MAP NUM				MKT AREA																											
NEIGHBORHOOD/LOC		7001.00																													
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		TOT ADJ AREA		SUBAREA MARKET VALUE																							
BAS		1,056		100		1,056		24,961																							
TOTALS		1,056				1,056		24,961																							
EXTRA FEATURES										45100 PONY TRL, CALLAHAN																					
BLD DATE																															
XF DATE																															
INC 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		0510		GARAGE WD -		0 0		36 12		432.00		SF		35.00		35.00		100		1966		1966		3		20		3,024			
2		0202		BARN WD 30		0 0		0 0		1,395.00		SF		15.00		15.00		100		1970		1970		3		20		4,185			
3		0500		FP-PRE FAB		0 0		0 0		1.00		UT		3,500.00		3,500.00		100		1992		1992		3		74		2,590			
4		0351		CARPORT MT		0 0		16 6		96.00		SF		10.00		10.00		100		2000		2000		3		20		192			