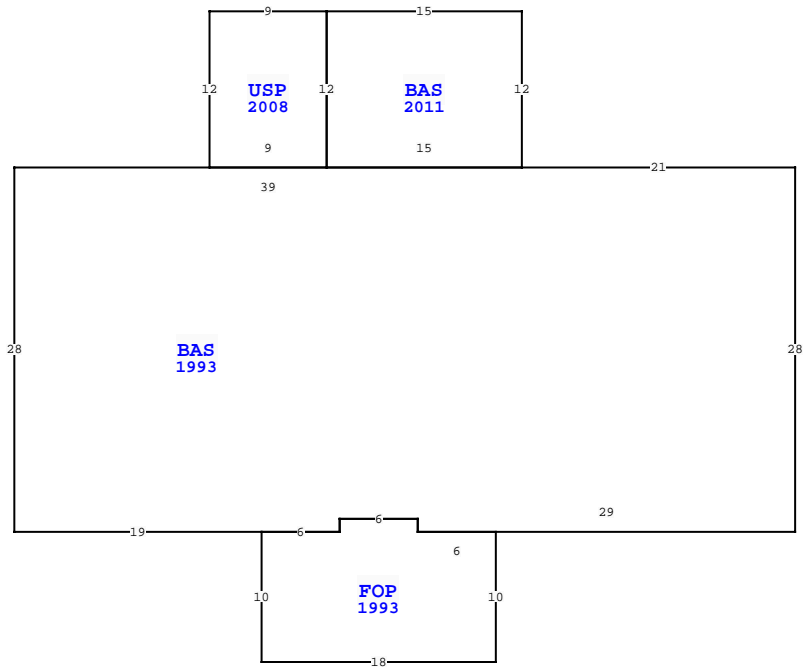




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 100	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		4 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Units		0 100	
BUD8 Adjustme	04	DIST 01 100	
Quality	03	Quality Level 03	
DOR CODE		0200 MOBILE HOME	
MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC		9001.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	1,674	100	1,674
BAS	180	100	180
FOP	186	30	56
USP	108	50	54
TOTALS	2,148		1,964

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0820	02	1,964	124.0000	80.60	158,298	1985	1985	0	0	0	70.00	30.00	
1 M/H 93- - 100% - 2009 Heated Area: 1854 HX Base Yr 2009													



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			47,489
TOTAL MARKET OB/XF VALUE			14,174
TOTAL LAND VALUE - MARKET			45,000
TOTAL MARKET VALUE			106,663
SOH/AGL Deduction			57,517
ASSESSED VALUE			49,146
TOTAL EXEMPTION VALUE	HX HB WX		30,000
BASE TAXABLE VALUE			19,146
TOTAL JUST VALUE			106,663
NCON VALUE			9,975
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			78,062

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1593/1308	11/18/2008	WD	Q	I		107,000
GRANTOR: ALTMAN JAMES E & JOAN						
GRANTEE: WILBER ALLEN C & LO						
0921/1420	2/28/2000	WD	U	I	07	1,857
GRANTOR: MURPHY MICHAEL & CARO						
GRANTEE: ALTMAN JAMES & JOAN						

EXTRA FEATURES																
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	1.00	UT	3,500.00	3,500.00	100	1985	1985	3	60	2,100	
2	0681	POLE SHED	0	100	10	120.00	SF	15.00	15.00	100	2005	2005	3	44	792	
3	0681	POLE SHED	0	100	9	22	198.00	SF	15.00	100	2005	2005	3	44	1,307	
5	0680	POLE SHED	0	100	30	35	1,050.00	SF	10.00	100	2020	2020	3	95	9,975	

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS=[YR=1993] W21 BAS=[YR=2011] N12 W15 USP=[YR=2008] W9 S12 E9 N12\$ S12 E15 \$ W39 S28 E19 FOP=[YR=1993] S10 E18 N10 W6 N1 W6 S1 W6\$ E6N1 E6 S1 E29 N28\$.			

LAND DESCRIPTION										TOTAL OB/XF														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000102	C	SFR/MH	100	0005	OR	0.00	0.00	1.50	AC		1.00	1.00	1.00	30,000.00	30,000.00	45,000							