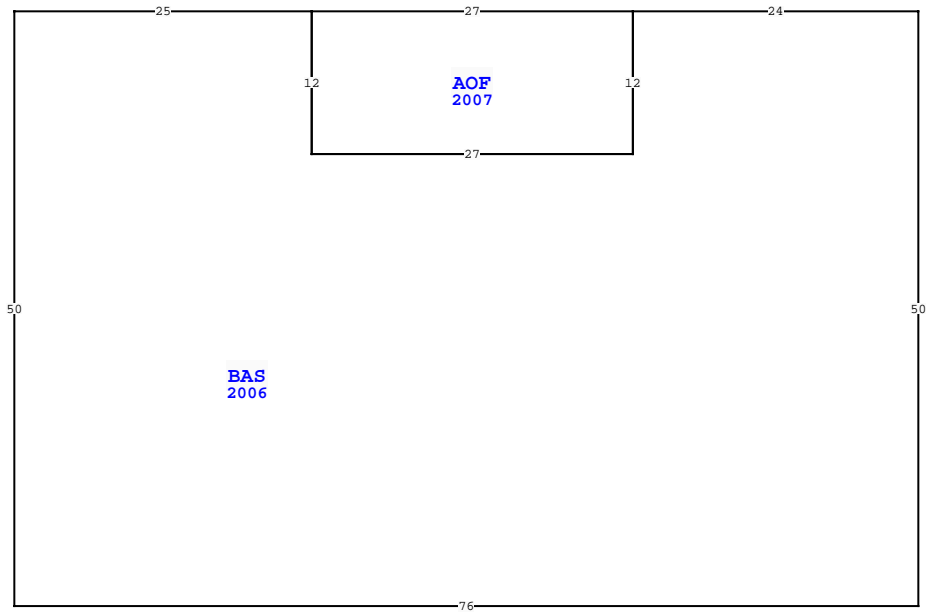




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	25	MOD METAL 100	
Roof Structur	10	STEEL FRME 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	07	NONE 90	
Interior Wall	06	CUST PANEL 10	
Interior Floo	03	CONC FINSH 100	
Ceiling	04	NONE 100	
Air Condition	01	NONE 100	
Heating Type	01	NONE 100	
Plumbing		6 100	
Frame	05	STEEL 100	
Story Height		17 100	
RMS		2 100	
Stories	1.	1. 100	
Class	00	. 100	
Units		0 100	
Occupancy	00	OWNER OCC 100	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2501	06	4,075	69.4973	61.33	249,920	2006	2006	0	0	12.00	88.00
1 SERV SHOP - 0% - 0 Heated Area: 3800 HX Base Yr											



Quality	01	Quality Level 01		
DOR CODE	2500	REPAIR SERVICE		
MAP NUM		MKT AREA 09		
NEIGHBORHOOD/LOC	9001.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	324	185	599	32,329
BAS	3,476	100	3,476	187,601
TOTALS	3,800		4,075	219,930

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			219,930
TOTAL MARKET OB/XF VALUE			15,255
TOTAL LAND VALUE - MARKET			26,600
TOTAL MARKET VALUE			261,785
SOH/AGL Deduction			78,662
ASSESSED VALUE			183,123
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			183,123
TOTAL JUST VALUE			261,785
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			210,121

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E17362	ELEC OTHER	2,000	05/01/2006
M11253	MECH OTHER	0	03/01/2006
E15299	ELEC OTHER	0	07/01/2005
P09695	OTHER	0	07/01/2005
C0515239	CO ISSUED	132,990	05/01/2005
R0507645	REPAIR/RRF	2,500	05/01/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2191/1048	4/12/2018	SW	U	I	37	180,000
GRANTOR: HADDOCK RODNEY D						
GRANTEE: NEWMAN ROBERT L						
1968/0687	10/15/2012	WD	U	I	37	175,000
GRANTOR: HOLLEY MARCUS W & NIC						
GRANTEE: HADDOCK RODNEY DEWA						

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	6001	ROLLUP DR	0	0	0	2.00	UT	400.00	400.00	100	2006	2006	3	31	248	
2	0812	CONCRETE C	0	0	0	3,116.00	SF	4.00	4.00	100	2006	2006	3	88	10,968	
3	0940	SHEDS/PORT	0	0	10	80.00	SF	30.00	30.00	100	2012	2012	3	60	1,440	
4	0424	CL FNC 6'	0	0	0	136.00	LF	20.00	20.00	100	2008	2008	3	76	2,067	
5	0464	FNC GT 10'	0	0	0	2.00	UT	350.00	350.00	100	2008	2008	3	76	532	
TOTALS															15,255	

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	002500	C	SRVC SHOPS	0	0004	CI	0.00	0.00	1.33	AC		1.00	1.00	1.00	20,000.00	20,000.00	26,600							