

LOT 15 PT OF TRACT A
IN OR 2392/810
PINEY ISLAND PB 4/63 & 64

RHODES AMBER &/CALLAHAN JAMES E
215 HART BLVD #5B
STATEN ISLAND, NY 10301

2023

37-2N-28-5000-0015-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floop	11	CLAY TILE 100
Air Condition	03	CENTRAL 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
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	04
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NEIGHBORHOOD/LOC	4016.00
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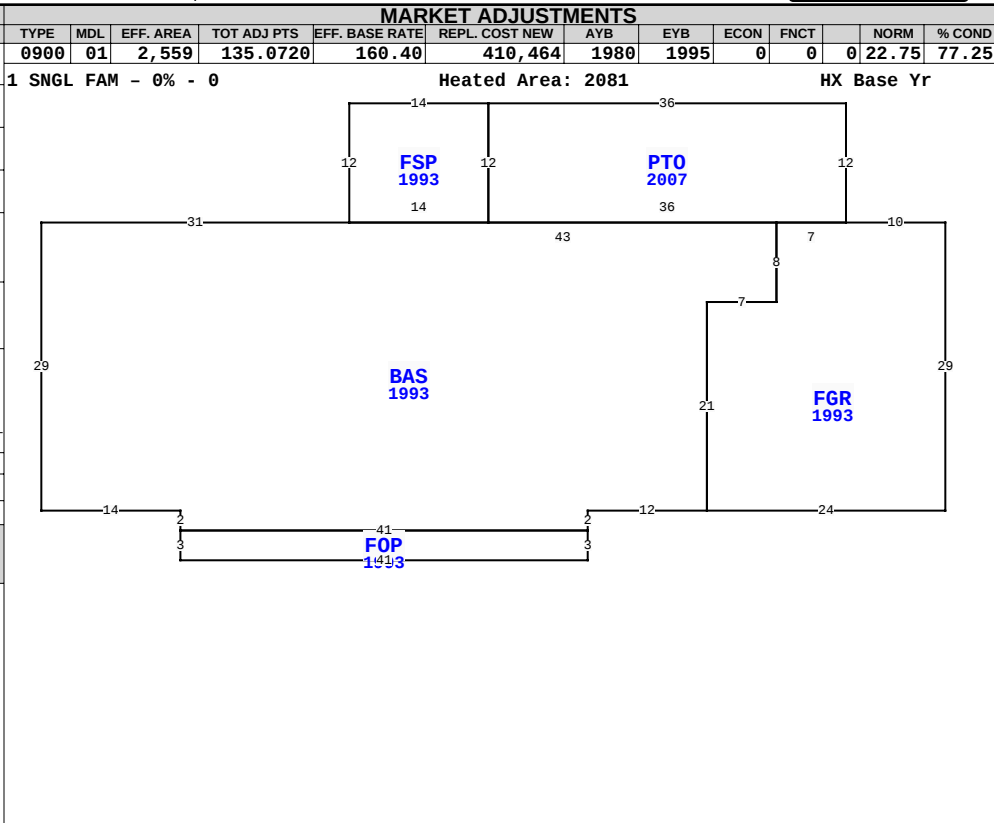
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,081	100	2,081	257,854
FGR	640	55	352	43,616
FOP	123	30	37	4,585
FSP	168	40	67	8,302
PTO	432	5	22	2,726

TOTALS	3,444		2,559	317,083
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0810	CONCRETE A	0	0	0	0	56.00	SF	6.50
2	0810	CONCRETE A	0	0	0	0	1,458.00	SF	6.50
3	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00
6	0812	CONCRETE C	0	0	0	0	1,237.00	SF	4.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	0		RS-1	0.00	0.00	1.00

REVIEW DATE	04/12/2021	BY	KWA
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94048 LIMPKIN LN, FERNANDINA BEACH	05/23/2023	MLU
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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	0810	CONCRETE A	0	0	0	0	56.00	SF	6.50	6.50	100	1980	1980	3	35	127	
2	0810	CONCRETE A	0	0	0	0	1,458.00	SF	6.50	6.50	100	1980	1980	3	35	3,317	
3	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	100	1980	1980	3	49	1,715	
6	0812	CONCRETE C	0	0	0	0	1,237.00	SF	4.00	4.00	100	2001	2001	3	82	4,057	

TOTAL OB/XF													9,216		
R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LA VA			
	RS-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	125,000.00	125,000.00	1			

Total Acres:	0.00	Total Land Value:	125,000	Market:	0	Agricultural:	0	Common:	125,000
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NASSAU COUNTY PROPERTY				PAGE 1 of 1	7
VALUATION SUMMARY					
VALUATION BY		STANDARD			
Tax Group: 7		Tax Dist:			
BUILDING MARKET VALUE		317,083			
TOTAL MARKET OB/XF VALUE		9,216			
TOTAL LAND VALUE - MARKET		125,000			
TOTAL MARKET VALUE		451,299			
SOH/AGL Deduction		80,030			
ASSESSED VALUE		371,269			
TOTAL EXEMPTION VALUE		0			
BASE TAXABLE VALUE		371,269			
TOTAL JUST VALUE		451,299			
NCON VALUE		0			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		337,517			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
5086	REPAIR/RRF	5,900	08/09/1988

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2392/0810	9/14/2020	WD	Q	I	01
GRANTOR: BALL KIMBERLY ANNE					
GRANTEE: RHODES AMBER & JAME					
1895/0564	12/24/2013	WD	Q	I	02
GRANTOR: FURR GLORIA M TRUSTEE					
GRANTEE: BALL KIMBERLY ANNE					

BUILDING NOTES					
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BUILDING DIMENSIONS					
FGR=[YR=1993] W10 PTO=[YR=2007] N12 W36 FSP=[YR=1993] W14 S12 BAS=[YR=1993] W31 S29 E14 S2 FOP=[YR=1993] S3 E41 N3 W41\$ E41 N2 E12 N21 E7 N8 W43\$ E14 N12\$ S12 E36\$ W7 S8 W7 S21 E24 N29\$.					