



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	14	CARPET 50
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

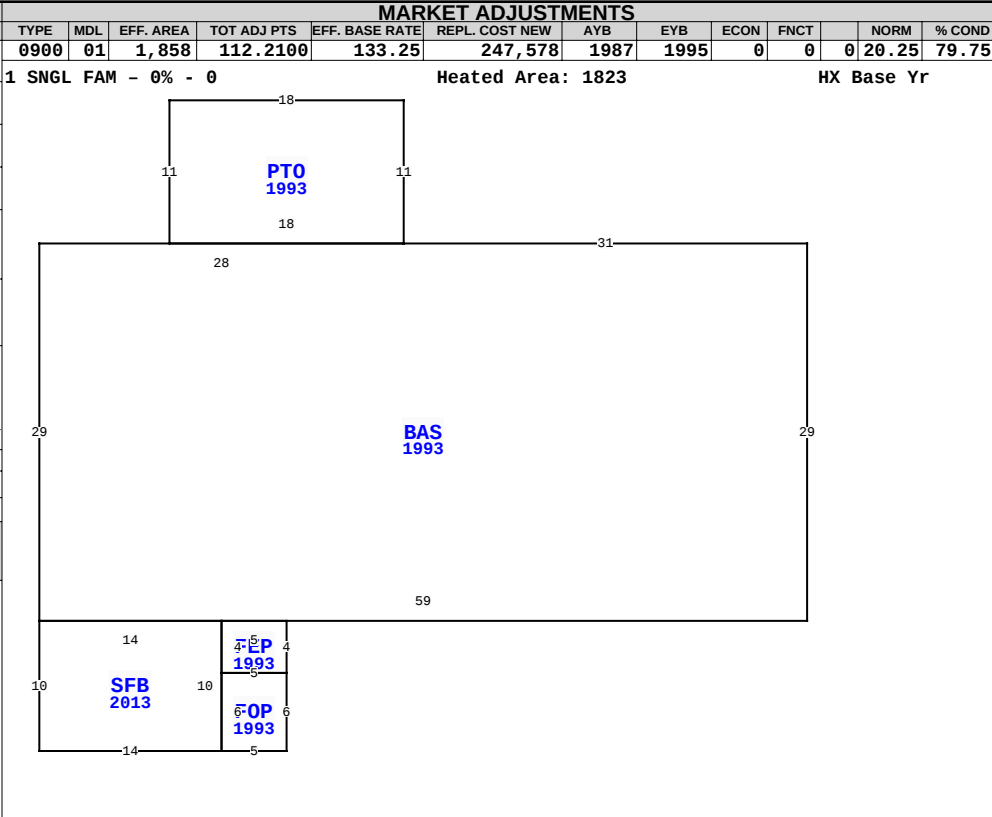
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4016.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,711	100	1,711	181,823
FEP	20	80	16	1,700
FOP	30	30	9	956
PTO	198	5	10	1,063
SFB	140	80	112	11,902

TOTALS	2,099	1,858	197,443
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0811	CONCRETE B	0	0	0	0	900.00	SF	5.20	5.20	
2	0810	CONCRETE A	0	0	0	0	103.00	SF	6.50	6.50	

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



BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/23/2023
INC DATE		AG DATE	MLU

TOTAL OB/XF											
2,916											

NASSAU COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 7		Tax Dist:	
BUILDING MARKET VALUE		197,443	
TOTAL MARKET OB/XF VALUE		2,916	
TOTAL LAND VALUE - MARKET		125,000	
TOTAL MARKET VALUE		325,359	
SOH/AGL Deduction		58,618	
ASSESSED VALUE		266,741	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		266,741	
TOTAL JUST VALUE		325,359	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		242,492	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B2110596	REPAIR/RRF	10,800	09/01/2021

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2500/0137	9/27/2021	WD Q	Q	I	01	345,000	
GRANTOR: CARLSON SYLVIA BENNET							
GRANTEE: GREENE KEVIN TIMOTH							
1354/1827	10/03/2005	WD Q	Q	I		235,000	
GRANTOR: PIHLBLAD JAMES E & MA							
GRANTEE: SLEBOS SYLVIA							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W31 PT0=[YR=1993] N11 W18 S11 E18\$W28 S29 SFB=[YR=2013] S10 E14 FOP=[YR=1993] E5 N6 FEP=[YR=1993] N4 W5 S4 E5 \$ W5 S6 \$ N10 W14 \$ E59 N29 \$.											