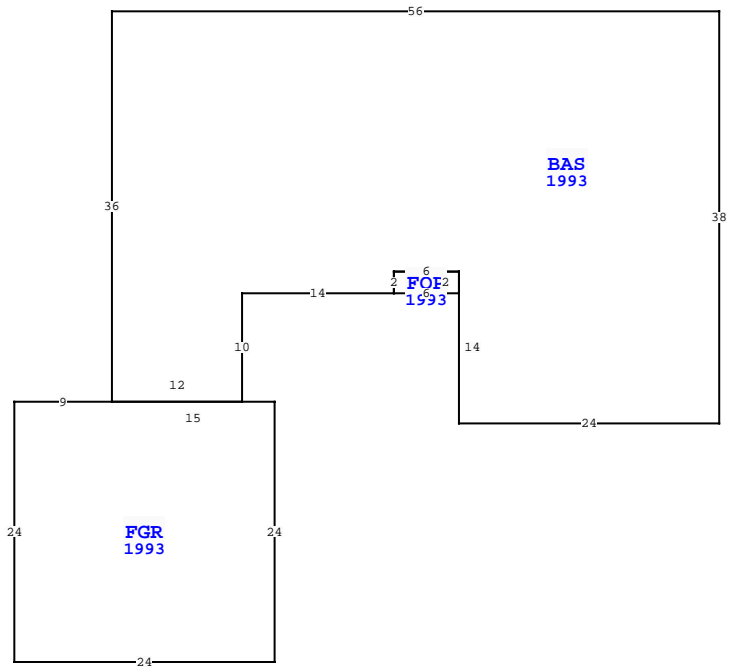




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	20	FACE BRICK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	04	PLYWOOD	50
Interior Wall	05	DRYWALL	50
Interior Floo	14	CARPET	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	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	03	Quality Level	03
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC	9001.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	1,852	100	1,852
FGR	576	55	317
FOP	12	30	4
TOTALS	2,440		2,173
			144,880

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,173	105.8400	95.52	207,565	1978	1978		0	0	30.20	69.80	
1 SINGLE FAM - 100% - 0 Heated Area: 1852 HX Base Yr													



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			144,880
TOTAL MARKET OB/XF VALUE			27,690
TOTAL LAND VALUE - MARKET			42,000
TOTAL MARKET VALUE			214,570
SOH/AGL Deduction			90,009
ASSESSED VALUE			124,561
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			74,561
TOTAL JUST VALUE			214,570
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			189,631

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E018005	NEW CONSTR	600	04/01/2001
B0108100	SWIM POOL	23,000	03/01/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0500/0001	10/01/1986	WD	Q	I		75,000

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		06/13/2023	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=1993] W56 S36 FGR=[YR=1993] W9 S24 E24 N24 W15 S E12 N10 E14 FOP=[YR=1993] E6 N2 W6S2\$ N2 E6 S14 E24 N38\$.	

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	0811	CONCRETE B	0	100	0	0	835.00	SF	5.20	5.20	100	1978	1978	3	30	1,303	
3	0350	CARPORT WD	0	100	20	16	320.00	SF	13.00	13.00	100	1990	1990	3	20	832	
4	0350	CARPORT WD	0	100	32	20	640.00	SF	9.36	9.36	100	1995	1995	3	20	1,198	
5	0861	POOL GUNIT	0	100	36	15	540.00	SF	85.00	85.00	100	2001	2001	3	29	13,311	
6	0845	KOOL DECK	0	100	0	0	768.00	SF	7.25	7.25	100	2001	2001	3	82	4,566	
7	0681	POLE SHED	0	100	40	30	1,200.00	SF	15.00	15.00	100	2003	2003	3	36	6,480	

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	000115	C	SFR ACRES	100	0007	OR	0.00	0.00	1.40	AC		1.00	1.00	1.00	30,000.00	30,000.00	42,000							