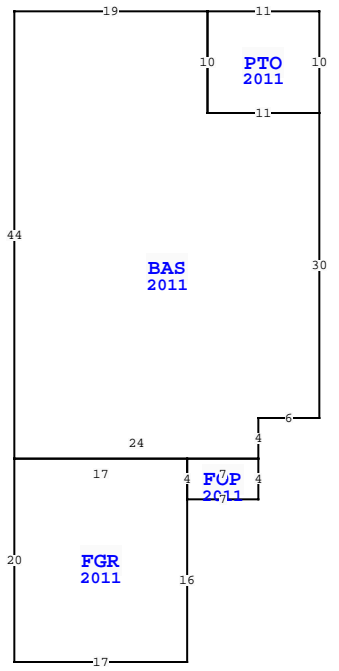


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	70
Interior Floo	08	SHT VINYL	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Occupancy	00	NONE	100
Quality	05	Quality Level	05
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4038.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	1,186	100	1,186
FGR	340	55	187
FOP	28	30	8
PTO	110	5	6
TOTALS	1,664		1,387
			155,088

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1											
1 SINGLE FAM - 100% - 2022 Heated Area: 1186 HX Base Yr 2022											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			155,088
TOTAL MARKET OB/XF VALUE			3,081
TOTAL LAND VALUE - MARKET			55,000
TOTAL MARKET VALUE			213,169
SOH/AGL Deduction			21,530
ASSESSED VALUE			191,639
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			141,639
TOTAL JUST VALUE			213,169
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			186,057

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C24579	CO ISSUED	0	05/19/2011
B24579	NEW CONSTR	130,541	04/01/2011
E23378	NEW CONSTR	0	04/01/2011
M16106	H/AC	0	04/01/2011
P14716	NEW CONSTR	0	04/01/2011

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2020/0620	12/22/2015	QC	U	I	11	100
GRANTOR: POPOVICI GEORGE R						
GRANTEE: GEORGE R POPOVICI T						
1990/0926	7/09/2015	WD	Q	I	01	127,500
GRANTOR: BENISCHECK FRANK J &						
GRANTEE: POPOVICI GEORGE R						

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	637.00	SF	5.20	5.20	100	2011	2011	3	93	3,081	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

BUILDING NOTES

BUILDING DIMENSIONS
PTO=[YR=2011] W11 BAS=[YR=2011] W19 S44 FGR=[YR=2011] S20 E17 N16 FOP=[YR=2011] E7 N4 W7 S4 \$ N4 W17 \$ E24 N4 E6 N30 W11 N10 \$ S10 E11 N10 \$.

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	000100	C	SFR	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							