

LOT 215
PT OR 1918/1555
HERON ISLES PHASE 1 REPLAT

AMH 2014-1 BORROWER LLC
ATTN: PROPERTY TAX DEPARTMENT, 23975 PARK SORRENTO, SUITE 3
CALABASAS, CA 91302

2023

37-3N-28-0740-0215-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 80
Exterior Wall	20	FACE BRICK 20
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 70
Interior Floor	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	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		

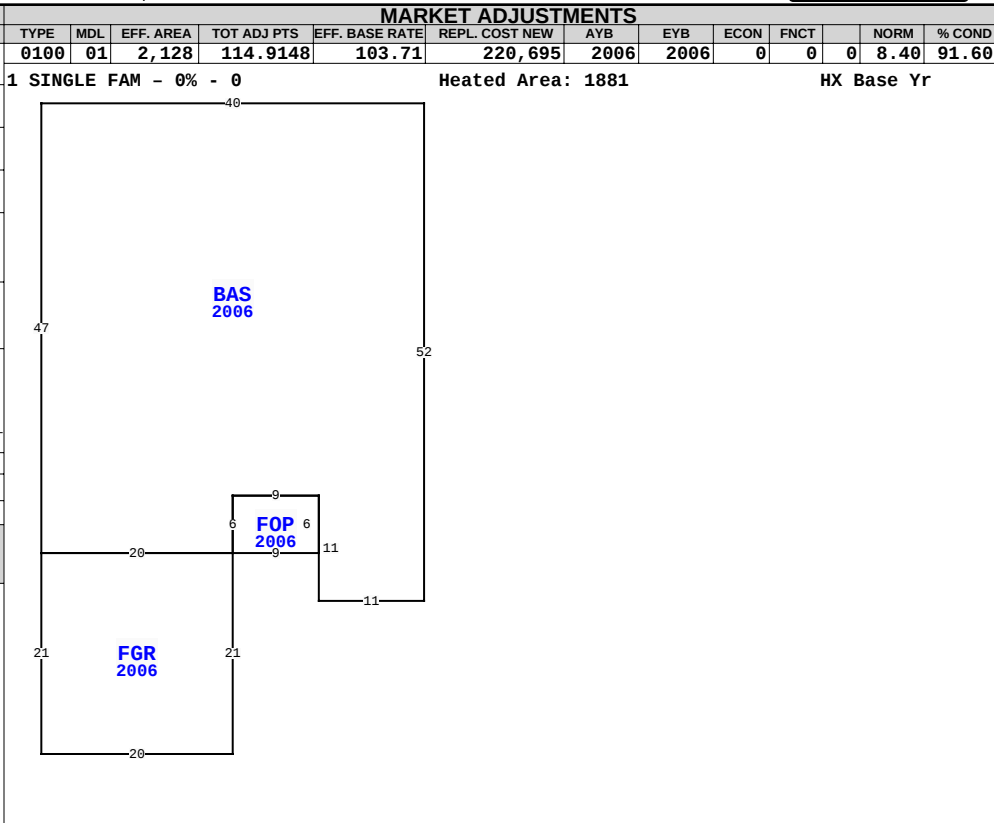
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,881	100	1,881	178,692
FGR	420	55	231	21,945
FOP	54	30	16	1,520

TOTALS	2,355		2,128	202,157
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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	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	
2	0810	CONCRETE A	0	0	37	16	592.00	SF	6.50	6.50	
3	0810	CONCRETE A	0	0	32	3	96.00	SF	6.50	6.50	
4	0810	CONCRETE A	0	0	10	15	150.00	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		PUD	0.00	0.00	1.00	LT	

REVIEW DATE	08/02/2018	BY	KW
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BLD DATE	01/22/2007	PH	LGL DATE
XF DATE	01/22/2007	PH	LAND DATE
INC DATE			AG DATE

TOTAL OB/XF											
7,978											

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7,978											

Total Acres: 0.00	Total Land Value: 55,000	Market: 0	Agricultural: 0	Common: 55,000
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NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		202,157	
TOTAL MARKET OB/XF VALUE		7,978	
TOTAL LAND VALUE - MARKET		55,000	
TOTAL MARKET VALUE		265,135	
SOH/AGL Deduction		48,415	
ASSESSED VALUE		216,720	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		216,720	
TOTAL JUST VALUE		265,135	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		227,033	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E18381	NEW CONSTR	2,000	11/01/2006
M12254	H/AC	0	11/01/2006
C18747	CO ISSUED	0	10/01/2006
B18747	NEW CONSTR	165,594	10/01/2006
R09842	REPAIR/RRF	3,000	10/01/2006

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
1918/1555	5/21/2014	SW	U	I	11
GRANTOR: AMERICAN HOMES 4 RENT					
GRANTEE: AMH 2014-1 BORROWER					
1859/1175	6/03/2013	CT	U	I	18
GRANTOR: CLERK OF COURT					
GRANTEE: AMERICAN HOMES 4 RE					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2006] N52 W40 S47 FGR=[YR=2006] S21 E20 N21 W20\$E20 FOP=[YR=2006] E9 N 6 W9 S6\$ N6 E9 S11 E11\$.											