



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG	70
Exterior Wall	16	WD FR STUC	30
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	11	CLAY TILE	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	01	Quality Level	01
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	1,555	100	1,555
FGR	430	55	236
FOP	62	30	19
FSP	112	40	45
TOTALS	2,159		1,855

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	1,855	100.4598	119.30	221,302	2015	2015	0	0	3.15	96.85

1 SNGL FAM - 100% - 2019 Heated Area: 1555 HX Base Yr 2019

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VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			214,331
TOTAL MARKET OB/XF VALUE			6,459
TOTAL LAND VALUE - MARKET			55,000
TOTAL MARKET VALUE			275,790
SOH/AGL Deduction			100,727
ASSESSED VALUE			175,063
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			125,063
TOTAL JUST VALUE			275,790
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			222,082

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1530884	CO ISSUED	0	12/14/2015
B1530884	NEW CONSTR	199,315	07/01/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2220/1339	9/05/2018	WD Q	Q	I	01	207,500
GRANTOR: SAMPLE BENNY T & YUKA						
GRANTEE: GERBER HARRISON						
2018/1469	12/11/2015	WD Q	Q	I	01	167,000
GRANTOR: SEAWARD HOMES INC						
GRANTEE: SAMPLE BENNY T						

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	0810	CONCRETE A	0	100	20	3		6.50	6.50	100	2015	2015	3	96	374	
2	0811	CONCRETE B	0	100	0	0		5.20	5.20	100	2015	2015	3	96	2,571	
3	0476	VF 6 SBPL	0	100	0	0		32.00	32.00	100	2016	2016	3	92	2,502	
4	0470	VNYL GATE	0	100	0	0		300.00	300.00	100	2016	2016	3	92	276	
5	0479	VF PICKET	0	100	0	0		10.00	10.00	100	2016	2016	3	92	460	
6	0470	VNYL GATE	0	100	0	0		300.00	300.00	100	2016	2016	3	92	276	

TOTAL OB/XF										6,459						

BUILDING NOTES									

BUILDING DIMENSIONS									
FSP=[YR=2015] W14 BAS=[YR=2015] W25 S49 E11 FOP=[YR=2015] S1 E8 FGR=[YR=2015] S11 E20 N18 W6 N5 W14 S12\$ N10 W6 S9 W2\$ E2 N9 E6 N2 E14 S5 E6 N35 W14 N8\$ S8 E14 N8\$.									

LAND DESCRIPTION										TOTAL OB/XF										6,459				
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	000134	C	SFR POND	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							