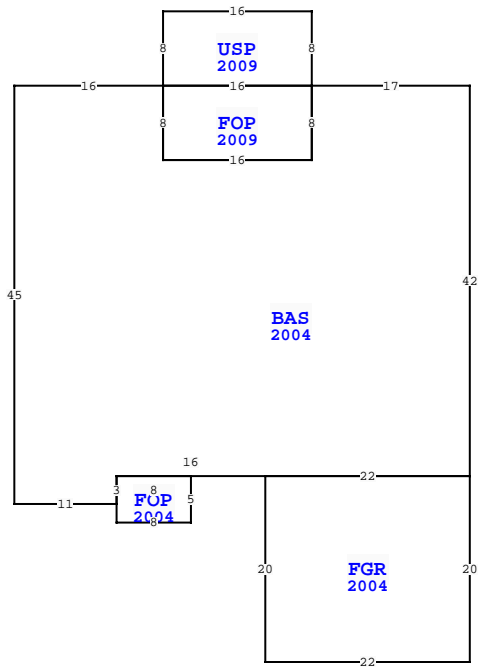


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG	70
Exterior Wall	16	WD FR STUC	30
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	11	CLAY TILE	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Occupancy	00	NONE	100
Quality	02	Quality Level	02
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4045.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	1,963	100	1,963
FGR	440	55	242
FOP	40	30	12
FOP	128	30	38
USP	128	30	38
TOTALS	2,699		2,293

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SNGL FAM	- 100%	- 2005								
Heated Area: 1963						HX Base Yr 2005					



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			261,455
TOTAL MARKET OB/XF VALUE			3,564
TOTAL LAND VALUE - MARKET			65,000
TOTAL MARKET VALUE			330,019
SOH/AGL Deduction			166,033
ASSESSED VALUE			163,986
TOTAL EXEMPTION VALUE	HX HB VX		55,000
BASE TAXABLE VALUE			108,986
TOTAL JUST VALUE			330,019
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			260,971

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B16112	REMODEL	2,750	09/01/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
1261/0779	9/23/2004	WD Q	Q	I		160,100
GRANTOR: MATTAMY (JACKSONVILLE)						
GRANTEE: SILVER SCOTT & DEBO						
1213/1788	3/09/2004	WD U	V	19		144,000
GRANTOR: MEADOWFIELD JOINT VEN						
GRANTEE: MATTAMY (JAX) PARTN						

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
2	0811	CONCRETE B	0	100	0	0			5.20	100	2004	2004	3	86	3,564	

BLD DATE	03/03/2023	NW	LGL DATE	
XF DATE			LAND DATE	
INC DATE			AG DATE	

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2004] W17 USP=[YR=2009] N8 W16 S8 E16\$ FOP=[YR=2009] S8 W16 N8 E16\$ S8 W16 N8 W16 S45 E11FOP=[YR=2004] S2 E8 N5 W8 S3\$ N3 E16FGR=[YR=2004] S20 E22 N20 W22\$ E22 N42\$ .

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	0003	RS-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							