

BUILDING CHARACTERISTICS		CONSTRUCTION		
ELEMENT	CD			
Exterior Wall	30	VINYL 100		
Roof Structur	03	GABLE/HIP 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	13	LVT/LAMMT 70		
Interior Floor	14	CARPET 30		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		2 100		
Bathrooms		2 100		
Frame	02	WOOD FRAME 100		
Stories	1.	1. 100		
Units		0 100		
BUD8 Adjustme	04	DIST 01 100		
Quality	04	Quality Level 04		
DOR CODE		0200 MOBILE HOME		
MAP NUM		MKT AREA	04	
NEIGHBORHOOD/LOC		4031.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,248	100	1,248	108,862
TOTALS	1,248		1,248	108,862

MARKET ADJUSTMENTS																								
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND													
0800	02	1,248	127.1600	89.01	111,084	2020	2020	0	0	2.00	98.00													
1 M/H 94+ - 100% - 0			Heated Area: 1248			HX Base Yr																		
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td>06/20/2023</td> <td>MLU</td> </tr> </tbody> </table>													BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE					06/20/2023	MLU
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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			108,862
TOTAL MARKET OB/XF VALUE			6,374
TOTAL LAND VALUE - MARKET			133,600
TOTAL MARKET VALUE			248,836
SOH/AGL Deduction			95,963
ASSESSED VALUE			152,873
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			102,873
TOTAL JUST VALUE			248,836
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			185,221

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH07883	CO ISSUED	0	11/16/2020
MH07883	MH MOVE-ON	0	08/01/2020
7235	MH MOVE-ON	26,900	04/21/1988

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0514/0506	4/06/1987	WD	U	V		18,000
GRANTOR: RODGER IRENE R						
GRANTEE: MILLS ROBERT & AMAND						
0222/0228		AD	Q	V		7,500
GRANTOR:						
GRANTEE:						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2020] W48 S26 E48 N26\$.	

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	0940	SHEDS/PORT	0 100	12	12	144.00	SF	20.10	20.10	100	1987	1987	3	20	579	
2	0940	SHEDS/PORT	0 100	12	12	144.00	SF	6.00	6.00	100	1980	1980	3	20	173	
4	0810	CONCRETE A	0 100	24	23	552.00	SF	6.50	6.50	100	1995	1995	3	72	2,583	
5	0940	SHEDS/PORT	0 100	28	12	336.00	SF	20.10	20.10	100	2009	2009	3	45	3,039	
TOTAL OB/XF 6,374																

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	000102	C	SFR/MH	100	0006	RMH	0.00	0.00	1.67	AC		1.00	1.00	1.00	80,000.00	80,000.00	133,600							