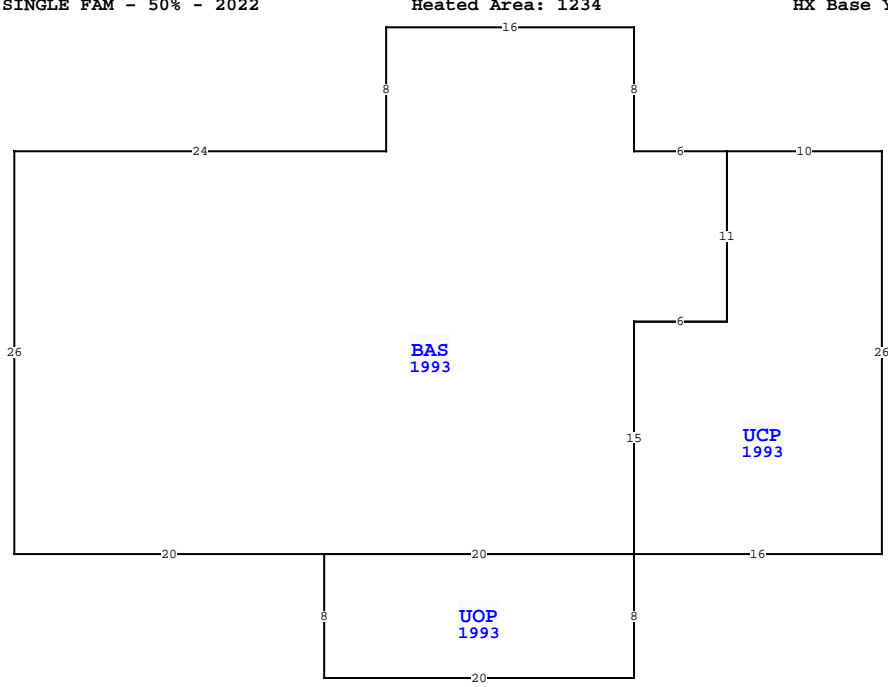




BUILDING CHARACTERISTICS		CONSTRUCTION		
ELEMENT	CD			
Exterior Wall	19	COMMON BRK	100	
Roof Structur	03	GABLE/HIP	100	
Roof Cover	03	COMP SHNGL	100	
Interior Wall	05	DRYWALL	100	
Interior Floo	14	CARPET	100	
Air Condition	03	CENTRAL	100	
Heating Type	04	AIR DUCTED	100	
Bedrooms		2	100	
Bathrooms		2	100	
Frame	02	WOOD FRAME	100	
Stories	1.	1.	100	
Units		0	100	
BUD8 Adjustme	04	DIST 01	100	
Occupancy	00	NONE	100	
Quality	03	Quality Level	03	
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA	04	
NEIGHBORHOOD/LOC		4005.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,234	100	1,234	92,655
UCP	350	20	70	5,256
UOP	160	20	32	2,403
TOTALS	1,744		1,336	100,314

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SINGLE FAM	- 50%	- 2022									
				Heated Area: 1234								
					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			100,314
TOTAL MARKET OB/XF VALUE			2,457
TOTAL LAND VALUE - MARKET			135,000
TOTAL MARKET VALUE			237,771
SOH/AGL Deduction			5,688
ASSESSED VALUE			232,083
TOTAL EXEMPTION VALUE	HA HAB SX		100,000
BASE TAXABLE VALUE			132,083
TOTAL JUST VALUE			237,771
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			219,800

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22001504	REPAIR/RRF	8,000	01/26/2022
5702	CHNGE SRVC	0	02/09/1989

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=1993] W6 N8 W16 S8 W24 S26 E20 UOP=[YR=1993] S8 E20 N8 UCP=[YR=1993] E16 N26 W10S11 W6 S15\$ W20\$ E20 N15 E6 N11\$.	

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	0510	GARAGE WD-	0	50	18	26			26.25	100	1970	1970	3	20	2,457	

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	DPHT 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	50		RS-2	100.00	178.00	1.00	LT		1.00	1.00	1.00	45,000.00	45,000.00	45,000								
2	000100	C	SFR	50		RS-2	200.00	186.00	2.00	LT		1.00	1.00	0.85	45,000.00	38,250.00	76,500								
3	000100	C	SFR	50		RS-2	100.00	195.00	1.00	LT		1.00	1.00	0.30	45,000.00	13,500.00	13,500								