



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
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 80
Interior Floor	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	3	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
Occupancy	00	NONE 100

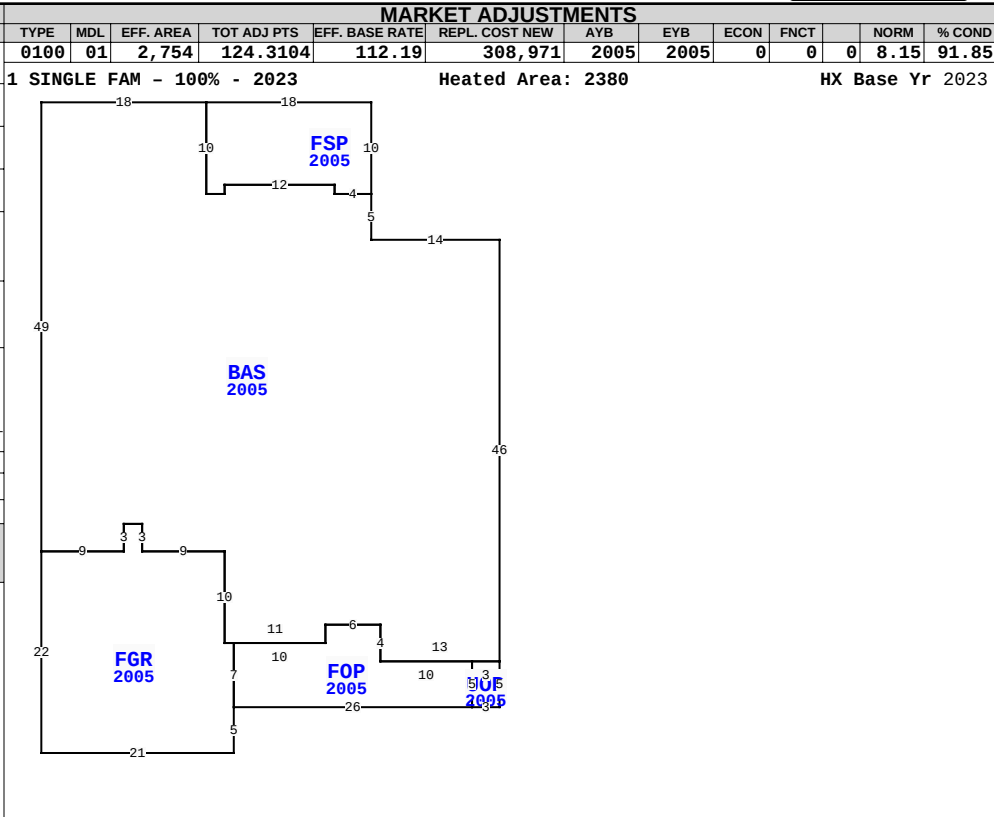
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4047.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,380	100	2,380	245,251
FGR	458	55	252	25,968
FOP	174	30	52	5,359
FSP	168	40	67	6,904
UOP	15	20	3	310

TOTALS	3,195		2,754	283,790
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0504	FP-ELECTRI	0	100	0	0	1.00	UT	2,000.00
2	0855	CONC PAVER	0	100	31	3	93.00	SF	7.00
3	0811	CONCRETE B	0	100	0	0	820.00	SF	5.20



BLD DATE	03/14/2023	NW	LGL DATE	
XF DATE			LAND DATE	
INC DATE			AG DATE	

LAND DESCRIPTION										TOTAL OB/XF						6,076	
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	LA VA
1	000100	C	SFR	100		RS-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	

NASSAU COUNTY PROPERTY										PAGE 1 of 1										4
VALUATION SUMMARY										STANDARD										
VALUATION BY										Tax Group: 4										
BUILDING MARKET VALUE										Tax Dist:										
TOTAL MARKET OB/XF VALUE										283,790										
TOTAL LAND VALUE - MARKET										6,076										
TOTAL MARKET VALUE										55,000										
SOH/AGL Deduction										344,866										
ASSESSED VALUE										0										
TOTAL EXEMPTION VALUE										HX HB										
BASE TAXABLE VALUE										344,866										
TOTAL JUST VALUE										50,000										
NCON VALUE										294,866										
INCOME VALUE										0										
PREVIOUS YEAR MKT VALUE										344,866										
										279,959										

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B19658	REMODEL	1,400	03/01/2007
M09327	MECH OTHER	0	02/01/2005
P0408805	OTHER	0	12/01/2004
E0413982	ELEC OTHER	2,000	12/01/2004
B0414012	FOUNDATION	3,500	11/01/2004
B0414113	NEW CONSTR	174,200	11/01/2004

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
2581/0332	7/29/2022	WD	Q	I	01	415,000			
GRANTOR: CAMILLERI MICHAEL J									
GRANTEE: KEELE JACOB M & CYN									
1522/1112	8/30/2007	WD	Q	I		291,000			
GRANTOR: SIMS JORDON C & MEGAN									
GRANTEE: CAMILLERI MICHAEL J									

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2005] W14 N5 FSP=[YR=2005] N10 W18 S10 E2 N1 E12 S1 E4 \$ W4 N1 W12 S1 W2 N10 W18 S49 FGR=[YR=2005] S22 E21 N5 FOP=[YR=2005] E26 UOP=[YR=2005] E3 N5 W3 S5 \$ N5 W10 N4 W6 S2 W10 S7 \$ N7 W1 N10 W9 N3 W2 S3 W9 \$ E9 N3 E2 S3 E9 S10 E11 N2 E6 S 4 E13 N46 \$.									