



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	25	MOD METAL 100		
Roof Structur	03	GABLE/HIP 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	04	PLYWOOD 100		
Interior Floo	14	CARPET 90		
Interior Floo	11	CLAY TILE 10		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms	02	3 100		
Bathrooms		2 100		
Frame	02	WOOD FRAME 100		
Stories	1.	1. 100		
Units		0 100		
BUD8 Adjustme	04	DIST 01 100		
Quality		03	Quality Level 03	
DOR CODE		0200 MOBILE HOME		
MAP NUM		MKT AREA		04
NEIGHBORHOOD/LOC		4052.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,288	100	1,288	25,518
FCP	220	25	55	1,090
FOP	224	30	67	1,328
FOP	240	30	72	1,427
TOTALS	1,972		1,482	29,361

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0820	02	1,482	101.6000	66.04	97,871	1975	1980	0	0	0	70.00	30.00
1 M/H 93- - 0% - 0												
Heated Area: 1288 HX Base Yr												
10 24 FOP 1993 10 22 FCP 1993 10 10 46 BAS 1993 23 44 32 FOP 1993 32												

NASSAU COUNTY PROPERTY									
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VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					29,361				
TOTAL MARKET OB/XF VALUE					3,168				
TOTAL LAND VALUE - MARKET					100,000				
TOTAL MARKET VALUE					132,529				
SOH/AGL Deduction					16,107				
ASSESSED VALUE					116,422				
TOTAL EXEMPTION VALUE					0				
BASE TAXABLE VALUE					116,422				
TOTAL JUST VALUE					132,529				
NCON VALUE					3,843				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					102,345				