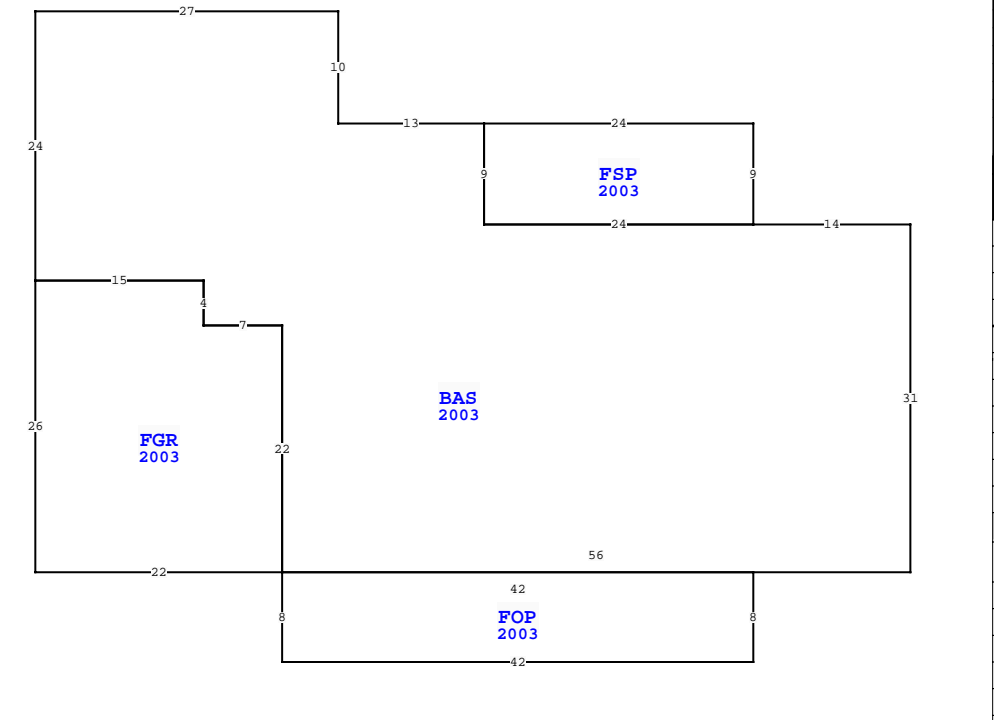




BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	20 FACE BRICK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 70
Interior Floo	11 CLAY TILE 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	2.5 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100
BUD4 Adjustme	04 . 100
Occupancy	00 NONE 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,990	81.1737	96.39	288,206	2003	2003	0	0	14.25	85.75



Quality	02 Quality Level 02			
DOR CODE	0100 SINGLE FAMILY			
MAP NUM	MKT AREA 08			
NEIGHBORHOOD/LOC	8026.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,504	100	2,504	206,967
FGR	544	55	299	24,714
FOP	336	30	101	8,348
FSP	216	40	86	7,109
TOTALS	3,600		2,990	247,137

NASSAU COUNTY PROPERTY		PAGE 1 of 1	6
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE			247,137
TOTAL MARKET OB/XF VALUE			5,146
TOTAL LAND VALUE - MARKET			243,600
TOTAL MARKET VALUE			495,883
SOH/AGL Deduction			250,604
ASSESSED VALUE			245,279
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			195,279
TOTAL JUST VALUE			495,883
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			312,467

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0311128	NEW CONSTR	174,735	05/01/2003
R5047	REPAIR/RRF	5,000	05/01/2003
MH992933	MH MOVE-ON	0	12/01/1999
8851	MH MOVE-ON	15,000	03/27/1992
6547	XFOB	2,720	06/22/1990
8212	MH MOVE-ON	18,000	06/21/1990

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2140/1695	8/11/2017	WD Q	Q	I	01	335,000

GRANTOR: SPERLICH KARL G & HOL  
GRANTEE: JACKSON BRENT R & J  
1781/0032 2/03/2012 WD U I 11 100  
GRANTOR: BOWMAN WENDY L  
GRANTEE: SPERLICH KARL G

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	0811	CONCRETE B	0	100	0	785.00	SF	1.56	1.56	100	2003	2003	3	84	1,029	
2	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	2003	2003	3	88	3,080	
3	0681	POLE SHED	0	100	16	192.00	SF	15.00	15.00	100	2003	2003	3	36	1,037	

BLD DATE	03/03/2023	NW	LGL DATE	
XF DATE			LAND DATE	06/13/2023
INC DATE			AG DATE	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2003] W14 FSP=[YR=2003] N9 W24 S9 E24 \$ W24 N9 W13 N10 W27 S24 FGR=[YR=2003] S26 E22 FOP=[YR=2003] S8 E42 N8 W42 \$ N22 W7 N4 W15 \$ E15 S4 E7 S22 E56 N31 \$ .	

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	000115	C	SFR ACRES	100	0007	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	30,000.00	30,000.00	30,000							
2	000115	C	SFR ACRES	100	0007		0.00	0.00	14.24	AC		1.00	1.00	1.00	15,000.00	15,000.00	213,600							