



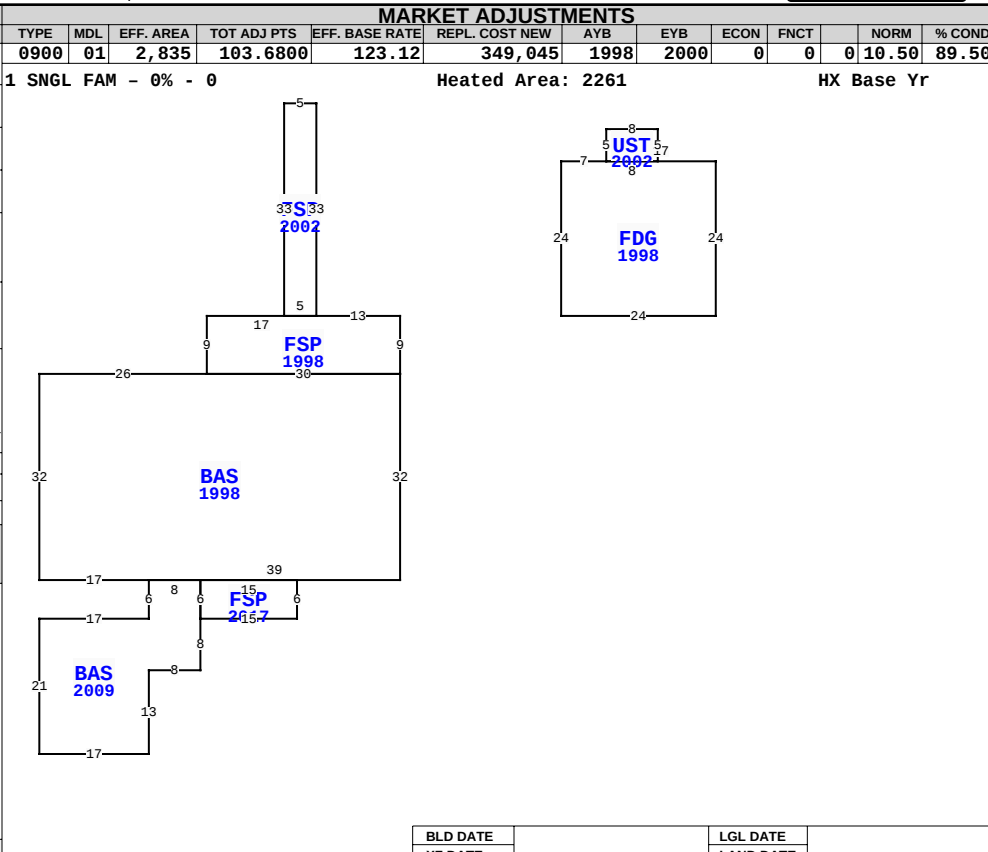
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	12	HARDWOOD 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories		1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8010.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,792	100	1,792	197,465
BAS	469	100	469	51,680
FDG	576	60	346	38,127
FSP	270	40	108	11,901
FSP	165	40	66	7,273
FSP	90	40	36	3,967
UST	40	45	18	1,983
TOTALS	3,402		2,835	312,395

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00
2	0810	CONCRETE A	0	0	0	0	875.00	SF	6.50
3	0812	CONCRETE C	0	0	0	0	2,155.00	SF	4.00
4	0820	WOOD WALK	0	0	0	0	164.00	SF	11.75
5	1242	WD DECK A	0	0	4	4	16.00	SF	10.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	0	0006	RS-1	0.00	0.00	1.00



BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE

TOTAL OB/XF									
15,244									

NASSAU COUNTY PROPERTY									
PAGE 1 of 2									
VALUATION SUMMARY									
STANDARD									
Tax Group: 6									
Tax Dist:									
BUILDING MARKET VALUE									
385,132									
TOTAL MARKET OB/XF VALUE									
15,244									
TOTAL LAND VALUE - MARKET									
50,000									
TOTAL MARKET VALUE									
450,376									
SOH/AGL Deduction									
66,067									
ASSESSED VALUE									
384,309									
TOTAL EXEMPTION VALUE									
0									
BASE TAXABLE VALUE									
384,309									
TOTAL JUST VALUE									
450,376									
NCON VALUE									
0									
INCOME VALUE									
PREVIOUS YEAR MKT VALUE									
355,109									

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17002583	REPAIR/RRF	2,400	04/01/2017
B22535	ADDITION	29,832	06/01/2009
R11903	REPAIR/RRF	4,000	06/01/2009
B974216	NEW CONSTR	90,460	08/01/1997

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2281/0402	5/31/2019	WD	Q	I	01	310,000	
GRANTOR: ALLEN VINCENT J JR &							
GRANTEE: RISINGER JUSTIN & M							
2188/0386	3/30/2018	WD	Q	I	01	271,800	
GRANTOR: LARSON GARY							
GRANTEE: ALLEN VINCENT J JR							

BUILDING NOTES									
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BUILDING DIMENSIONS									
FSP=[YR=1998] W13 FSP=[YR=2002] N33 W5 S33 E5\$ W17 S9									
BAS=[YR=1998] W26 S32 E17 BAS=[YR=2009] S6 W17 S21 E17 N13 E8									
N8 FSP=[YR=2017] E15 N6 W15 S6\$ N6 W8 \$E39 N32W30\$ E30 N9\$									
PTR= E25 FDG=[YR=1998] N24 E7 UST=[YR=2002] N5 E8 S5 W8\$ E17									
S24 W24\$ W25\$.									



BUILDING CHARACTERISTICS				
ELEMENT	CD	CONSTRUCTION		
Exterior Wall	31	HARDIE BRD 100		
Roof Structure	03	GABLE/HIP 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	05	DRYWALL 100		
Interior Floor	14	CARPET 100		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		1 100		
Bathrooms		1 100		
Frame	02	WOOD FRAME 100		
Stories	1.	1. 100		
Units		0 100		
Occupancy	00	NONE 100		
Quality	01	Quality Level 01		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA		08
NEIGHBORHOOD/LOC		8010.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	576	100	576	70,533
FOP	60	30	18	2,204
TOTALS		636	594	72,737

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	594	110.8800	131.67	78,212	2002	2007	0	0	7.00	93.00

2 SNGL FAM - 0% - 0

Heated Area: 576

HX Base Yr

The diagram shows a floor plan with a large outer rectangle and a smaller inner rectangle. The outer rectangle has a width of 24 and a height of 24. The inner rectangle has a width of 12 and a height of 5. The distance between the top of the inner rectangle and the top of the outer rectangle is 18. The distance between the right side of the inner rectangle and the right side of the outer rectangle is 6. The text 'FOP 2022' is located inside the inner rectangle, and 'BAS 2002' is located inside the outer rectangle.

BLD DATE	LGL DATE
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