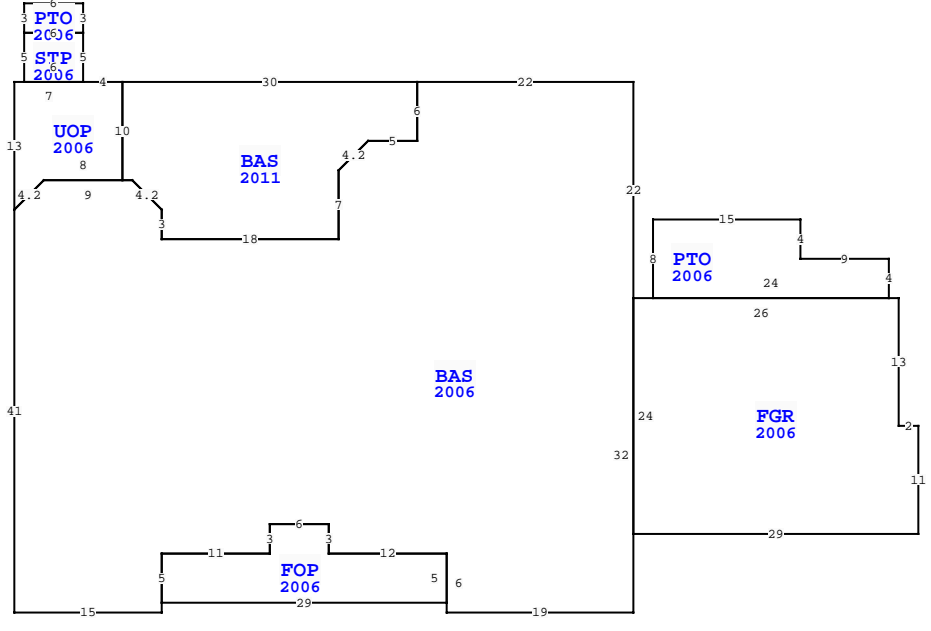


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	HARDIE BRD	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	11	CLAY TILE	60
Interior Floo	14	CARPET	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	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	4079.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	2,711	100	2,711
BAS	385	100	385
FGR	670	55	368
FOP	163	30	49
PTO	18	5	1
PTO	156	5	8
STP	30	10	3
UOP	115	20	23
TOTALS	4,248		3,548
			577,597

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SFR CUST	- 0%	- 0		611,214	2006	2010	0	0	5.50	94.50
Heated Area: 3096 HX Base Yr											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY	Tax Group: 4	STANDARD	
BUILDING MARKET VALUE	Tax Dist:		
TOTAL MARKET OB/XF VALUE		577,597	
TOTAL LAND VALUE - MARKET		15,061	
TOTAL MARKET VALUE		135,000	
SOH/AGL Deduction		727,658	
ASSESSED VALUE		135,991	
TOTAL EXEMPTION VALUE		591,667	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		591,667	
NCON VALUE		727,658	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		600,496	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R2100763	REPAIR/RRF	20,330	01/25/2021
M16670	H/AC	0	11/01/2011
B25264	REMODEL	33,432	10/01/2011
M11876	MECH OTHER	0	08/01/2006
P0611238	OTHER	0	06/01/2006
C17786	CO ISSUED	0	05/01/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2045/1668	5/09/2016	WD	Q	I	01	639,500

GRANTOR: GIANNETTI SANDRA ANN
GRANTEE: BLYTHE MICHAEL & BE
1482/0049 3/01/2007 QC U V 01 100
GRANTOR: GIANNETTI SANDRA ANN
GRANTEE: GIANNETTI SANDRA AN

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	0812	CONCRETE C	0	0	0	1,334.00	SF	4.00	4.00	100	2006	2006	3	88	4,696	
2	0500	FP-PRE FAB	0	0	0	1.00	UT	3,500.00	3,500.00	100	2006	2006	3	91	3,185	
3	1126	CB/STC 8"	0	0	38	190.00	SF	8.00	8.00	100	2006	2006	3	88	1,338	
4	0855	CONC PAVER	0	0	0	502.00	SF	7.00	7.00	100	2006	2006	3	88	3,092	
5	0600	SUMMER KIT	0	0	0	1.00	UT	5,000.00	5,000.00	100	2011	2011	3	55	2,750	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		06/07/2023	MLU

BUILDING NOTES	
BUILDING DIMENSIONS FGR=[YR=2006] W1 PTO=[YR=2006] N4 W9 N4 W15 S8 E24\$ W26 BAS=[YR=2006] N22 W22 BAS=[YR=2011] W30 UOP=[YR=2006] W4 STP=[YR=2006] N5 PTO=[YR=2006] N3 W6 S3 E6\$ W6 S5 E6\$ W7 S13 U3 R3 E8 N10\$ S10 E1 D3 R3 S3 E18 N7 U3 R3 E5 N6\$ S6 W5 D3 L3 S7 W18 N3 U3 L3 W9 D3 L3 S41 E15 N1 FOP=[YR=2006] E29 N5 W12 N3 W6 S3 W11 S5\$ N5 E11 N3 E6 S3 E12 S6 E19 N32\$ S24 E29 N11 W2 N13\$.	

LAND DESCRIPTION		TOTAL OB/XF															15,061							
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	000133	C	SFR LAKE	0		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	135,000.00	135,000.00	135,000							