



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	01	NONE 100
Heating Type	02	CONVECTION 100
Bedrooms		2 100
Bathrooms		1.5 100
Frame	02	WOOD FRAME 100
Stories		1. 1. 100
Units		0 100
BUD8 Adjustme	06	DIST 1D 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC		7001.00
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	968	100
FSP	96	40
TOTALS	1,064	1,006

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,006	95.0400	85.77	86,285	1959	1959	0	0	23.00	77.00	
1 SINGLE FAM - 100% - 1979 Heated Area: 968 HX Base Yr 1979												
TOTALS	1,064	1,006	66,439									

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
1	1242	WD DECK A	0 100	16	16	256.00	SF	10.00	10.00	100	1985	1985
2	0756	FEP	0 0	30	16	480.00	SF	27.00	27.00	100	1995	1995
3	0940	SHEDS/PORT	0 100	36	12	432.00	SF	30.00	30.00	100	1995	1995
4	1242	WD DECK A	0 100	4	6	24.00	SF	10.00	10.00	100	1995	1995

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT
1	000115	C	SFR ACRES	100	0005	OR	0.00	0.00	1.50	AC		1.00

NASSAU COUNTY PROPERTY												
VALUATION SUMMARY												
PAGE 1 of 1												
VALUATION BY STANDARD												
Tax Group: 1 Tax Dist:												
BUILDING MARKET VALUE 66,439												
TOTAL MARKET OB/XF VALUE 5,744												
TOTAL LAND VALUE - MARKET 52,500												
TOTAL MARKET VALUE 124,683												
SOH/AGL Deduction 71,394												
ASSESSED VALUE 53,289												
TOTAL EXEMPTION VALUE HX HB WX 31,370												
BASE TAXABLE VALUE 21,919												
TOTAL JUST VALUE 124,683												
NCON VALUE 0												
INCOME VALUE												
PREVIOUS YEAR MKT VALUE 110,894												

BUILDING DIMENSIONS							
BAS=[YR=1993] W28 S32 FSP=[YR=1993] S6 E16 N6 W16\$ E16 S6 E12 N38\$.							