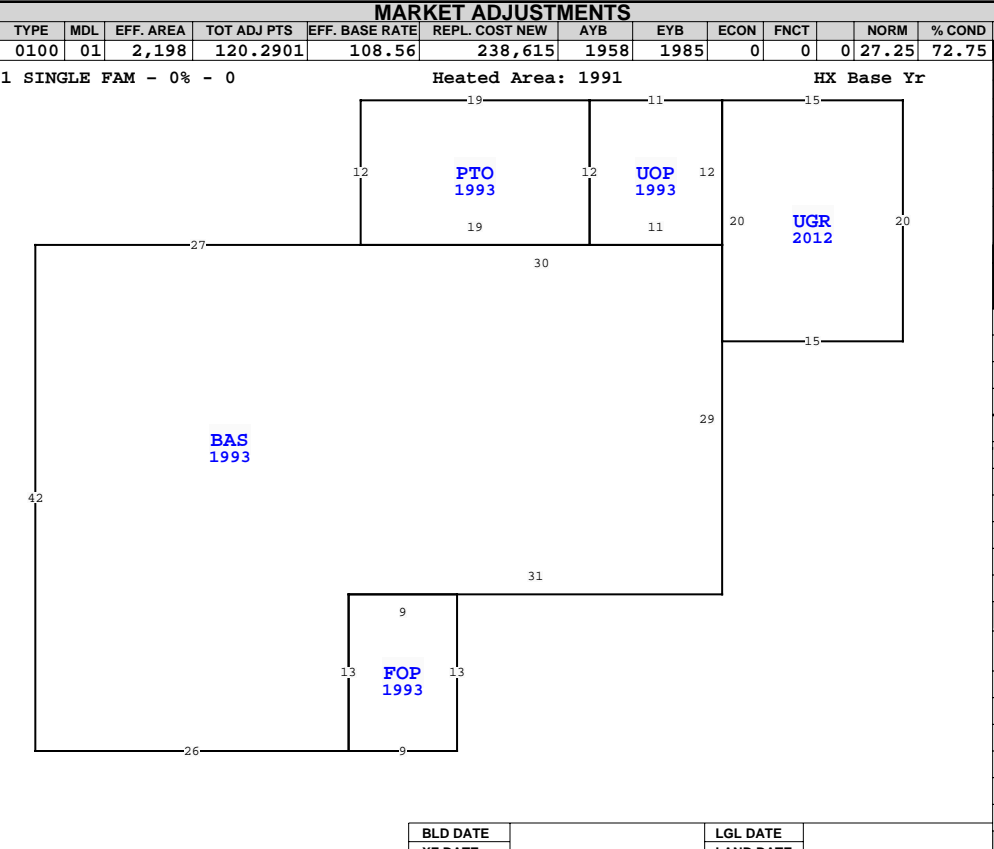




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	08	WD ON PLY 50	
Exterior Wall	19	COMMON BRK 50	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	12	HARDWOOD 70	
Interior Floor	11	CLAY TILE 30	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Units		0 100	
BUD8 Adjustme	04	DIST 01 100	
Occupancy	00	NONE 100	
Quality	04	Quality Level 04	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4053.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	1,991	100	1,991
FOP	117	30	35
PTO	228	5	11
UGR	300	45	135
UOP	132	20	26
TOTALS	2,768		2,198
			173,592



NASSAU COUNTY PROPERTY		PAGE 1 of 1	
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		173,592	
TOTAL MARKET OB/XF VALUE		3,920	
TOTAL LAND VALUE - MARKET		60,000	
TOTAL MARKET VALUE		237,512	
SOH/AGL Deduction		120,762	
ASSESSED VALUE		116,750	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		116,750	
TOTAL JUST VALUE		237,512	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		194,806	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1633586	REMODEL	53,325	12/01/2016
R1615507	REPAIR/RRF	8,480	11/01/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2436/1915	12/10/2020	QC	U	I	11	100
GRANTOR: QUINONES JESSICA F/K/						
GRANTEE: QUINONES JESSICA						
2073/1094	9/20/2016	SW	Q	I	01	64,000
GRANTOR: FANNIE MAE						
GRANTEE: HUGHES JESSICA QUIN						

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

BUILDING NOTES	
BUILDING DIMENSIONS	
UGR=[YR=2012] W15 UOP=[YR=1993] W11 PTO=[YR=1993] W19 S12	
BAS=[YR=1993] W27 S42 E26 FOP=[YR=1993] E9 N13 W9 S13 \$ N13	
E31 N29 W30\$ E19 N12\$ S12 E11 N12\$ S20 E15 N20\$.	

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
2	0940	SHEDS/PORT	0	0	270.00	SF	30.00	30.00	100	1980	1980	3	20	1,620	
3	0811	CONCRETE B	0	0	560.00	SF	5.20	5.20	100	1999	1999	3	79	2,300	

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	0		RS-2	116.00	215.00	1.00	LT		1.00	1.00	1.20	50,000.00	60,000.00	60,000							