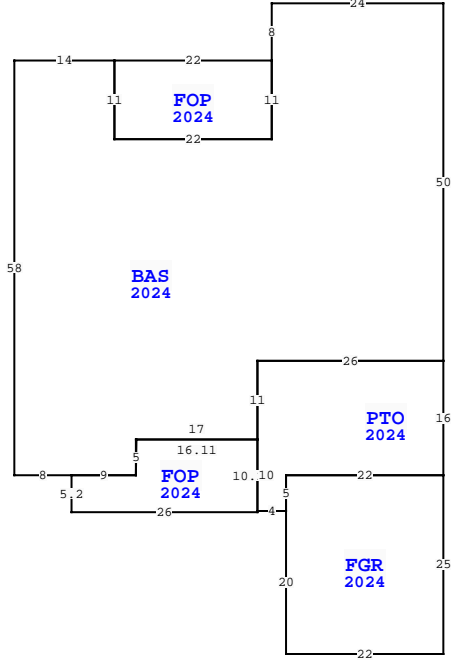


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	12	HARDWOOD	70
Interior Floo	11	CLAY TILE	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2.5	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Quality	03	Quality Level 03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC	2038.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	2,929	100	2,929
FGR	550	55	302
FOP	219	30	66
FOP	242	30	73
PTO	436	5	22
TOTALS	4,376		3,392
			694,003

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%	- 2024							
					Heated Area: 2929	HX Base Yr					



NASSAU COUNTY PROPERTY			PAGE 1 of 1
VALUATION SUMMARY			2
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			694,003
TOTAL MARKET OB/XF VALUE			20,940
TOTAL LAND VALUE - MARKET			202,500
TOTAL MARKET VALUE			917,443
SOH/AGL Deduction			14,400
ASSESSED VALUE			903,043
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			903,043
TOTAL JUST VALUE			917,443
NCON VALUE			714,943
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			171,000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20211689	NEW CONSTR	0	04/21/2022
20211690	GARAGE	0	04/21/2022
200211689			

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2554/1555	3/31/2022	SW	Q	V	01	239,000

GRANTOR: SUMMERWOODS OF AMELIA
GRANTEE: BRIDGEMARK HOMES LL

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		03/12/2024	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2024;ORIG=10,18] E14 S11 E22 N11 N8 E24 S50 W26 S11 W17 S5 W9 W8 N58 \$	
FOP=[YR=2024;ORIG=24,29] E22 N11 W22 S11 \$	
POP=[YR=2024;ORIG=18,76] E9 U5R0.1 E16.11 S10.2 W26 N5.2 \$	
PTO=[YR=2024;ORIG=44,60] E26 S16 W22 S5 W4 N10 N11 \$	
FGR=[YR=2024;ORIG=48,76] E22 S25 W22 N20 N5 \$	

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	0504	FP-ELECTRI	0	0	0	2.00	UT	2,000.00	2,000.00	100	2024	2023		100	4,000	
2	0855	CONC PAVER	0	0	0	1,194.00	SF	10.00	10.00	100	2024	2023		100	11,940	
3	0600	SUMMER KIT	0	0	0	1.00	UT	5,000.00	5,000.00	100	2024	2023		100	5,000	
TOTALS															20,940	

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	000100	C	SFR	0		R-3	0.00	0.00	1.00	LT		1.00	1.00	0.90	225,000.00	202,500.00	202,500							