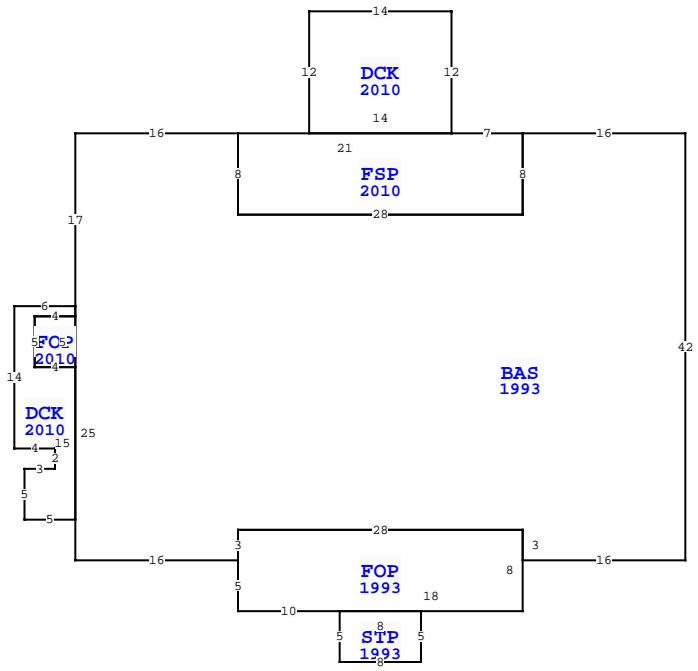




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	12	CEDAR 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	09	PINE WOOD 100	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Units		0 100	
BUD8 Adjustme	05	DIST 1A 100	
Occupancy	00	NONE 100	
Quality	03	Quality Level 03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC		3027.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	2,212	100	2,212
DCK	93	10	9
DCK	168	10	17
FOP	224	30	67
FOP	20	30	6
FSP	224	40	90
STP	40	10	4
TOTALS	2,981		2,405

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	- 100%	- 0									Heated Area: 2212	HX Base Yr



NASSAU COUNTY PROPERTY		PAGE 1 of 1	
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 8	Tax Dist:		
BUILDING MARKET VALUE		192,253	
TOTAL MARKET OB/XF VALUE		11,728	
TOTAL LAND VALUE - MARKET		300,000	
TOTAL MARKET VALUE		503,981	
SOH/AGL Deduction		340,135	
ASSESSED VALUE		163,846	
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE		113,846	
TOTAL JUST VALUE		503,981	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		445,619	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1803624	WINDOWS	14,303	04/16/2018

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0402/0220	10/01/1983	WD	Q	V		12,000

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		03/26/2024	MLU

BUILDING NOTES	
<p>BUILDING DIMENSIONS BAS=[YR=1993] W16 FSP=[YR=2010] W7 DCK=[YR=2010] N12 W14 S12 E14\$ W21 S8 E28N8\$ S8 W28 N8 W16 S17 DCK=[YR=2010] W6 S14 E4 S2 W3 S5 E5 N15 FOP=[YR=2010] N5 W4 S5 E4\$ W4 N5 E4 N1\$ S25 E16 FOP=[YR=1993] S5 E10 STP=[YR=1993] S5 E8 N5 W8\$ E18 N8 W28 S3\$ N3 E28 S3 E16 N42\$.</p>	

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	0940	SHEDS/PORT	0	100	12	10		SF	21.30	21.30	100	1990	1990	3	20	511
2	1076	TRELLIS A	0	100	0	0		SF	7.50	7.50	100	1990	1990	3	20	390
3	1242	WD DECK A	0	100	16	14		SF	10.00	10.00	100	1990	1990	3	20	448
4	0825	BRICK	0	100	0	0		SF	12.50	12.50	100	1990	1990	3	86	7,966
5	0820	WOOD WALK	0	100	0	0		SF	11.75	11.75	100	1990	1990	3	40	1,278
6	0855	CONC PAVER	0	100	0	0		SF	10.00	10.00	100	1995	1995	3	70	448
7	0850	PEBBLE WLK	0	100	0	0		SF	3.50	3.50	100	1990	1990	3	59.5	687

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	100		RSF	1164.00	135.00	1.00	UT		1.00	1.00	1.00	300,000.00	300,000.00	300,000							