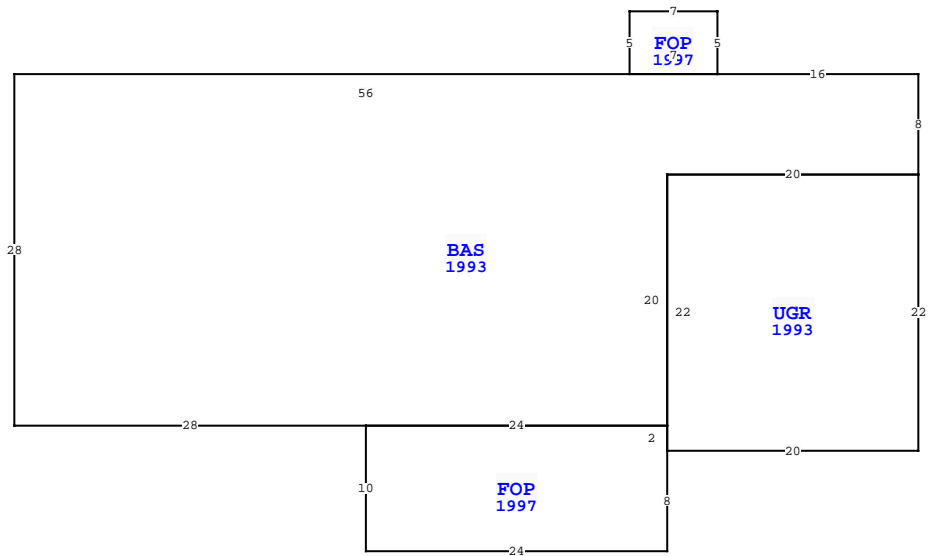


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	19	COMMON BRK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	80
Interior Floo	08	SHT VINYL	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	03	MASONRY	100
Stories	1.	1.	100
Units		0	100
BUD8 Adjustme	05	DIST 1A	100
Occupancy	00	NONE	100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,896	122.5000	116.38	220,656	1963	1980	0	0	31.50	68.50	

NASSAU COUNTY PROPERTY		PAGE 1 of 1	8
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 8		Tax Dist:	
BUILDING MARKET VALUE		151,149	
TOTAL MARKET OB/XF VALUE		4,102	
TOTAL LAND VALUE - MARKET		59,812	
TOTAL MARKET VALUE		215,063	
SOH/AGL Deduction		53,608	
ASSESSED VALUE		161,455	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		111,455	
TOTAL JUST VALUE		215,063	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		208,592	



Quality	03	Quality Level 03		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA 02		
NEIGHBORHOOD/LOC	2019.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,616	100	1,616	128,828
FOP	35	30	10	797
FOP	240	30	72	5,740
UGR	440	45	198	15,784
TOTALS	2,331		1,896	151,149

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E962755	CHNGE SRVC	0	01/01/1996
M961648	H/AC	0	01/01/1996
R960471	REPAIR/RRF	8,000	01/01/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1377/1649	12/30/2005	WD	Q	I		115,000

GRANTOR: POTOCHNIK JOHN B & NO
GRANTEE: POTOCHNIK ROBERT B
0103/0331 1/01/1970 TA U I 23,000
GRANTOR:
GRANTEE:

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	0810	CONCRETE A	0	100	0	52.00	SF	6.50	6.50	100	1997	1997	3	73	247	
2	0504	FP-ELECTRI	0	100	0	1.00	UT	2,000.00	2,000.00	100	1997	1997	3	80	1,600	
3	0350	CARPORT WD	0	100	15	435.00	SF	13.00	13.00	100	1997	1997	3	20	1,131	
4	0858	SCULP CONC	0	100	0	94.00	SF	13.00	13.00	100	1997	1997	3	92	1,124	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=1993] W16 FOP=[YR=1997] N5 W7 S5 E7 \$ W56 S28 E28 FOP=[YR=1997] S10 E24 N8 UGR=[YR=1993] E20 N22 W20 S22 \$ N2 W24 \$ E24 N20 E20 N8 \$.	

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	2200.00	150.00	0.55	AC		1.00	1.00	1.45	75,000.00	108,750.00	59,812								