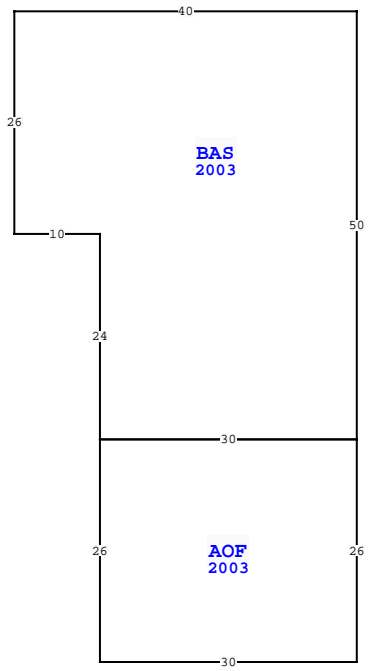


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	25 MOD METAL 80
Exterior Wall	20 FACE BRICK 20
Roof Structure	10 STEEL FRME 100
Roof Cover	12 MODULAR MT 100
Interior Wall	01 MINIMUM 100
Interior Floor	03 CONC FINSH 100
Ceiling	02 F.NOT SUS 100
Air Condition	01 NONE 100
Heating Type	01 NONE 100
Plumbing	2 100
Frame	05 STEEL 100
Story Height	12 100
RMS	4 100
Stories	1. 1. 100
Class	00 . 100
Units	0 100
Occupancy	00 OWNER OCC 100
Quality	03 Quality Level 03
DOR CODE	4800 WAREHOUSE-STORAGE
MAP NUM	MKT AREA 01
NEIGHBORHOOD/LOC	1070.00
AREA TYPE	TOTAL GROSS AREA
	PCT OF BASE
	TOT ADJ AREA
	SUBAREA MARKET VALUE
AOF	780 185 1,443 28,500
BAS	1,760 100 1,760 34,760
TOTALS	2,540 3,203 63,259

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
4807	06	3,203	86.3416	39.50	126,518	2000	2000	0	0	0	50.00	50.00	
1 PREFAB MTL - 0% - 0 Heated Area: 2540 HX Base Yr													



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		63,259	
TOTAL MARKET OB/XF VALUE		20,351	
TOTAL LAND VALUE - MARKET		196,875	
TOTAL MARKET VALUE		280,485	
SOH/AGL Deduction		0	
ASSESSED VALUE		280,485	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		280,485	
TOTAL JUST VALUE		280,485	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		283,171	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B021527	H/AC	7,000	09/06/2002
B012651	XFOB	2,500	12/14/2001
B003314	REMODEL	25,000	06/22/2000
B991793	NEW CONSTR	65,000	12/10/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2503/1618	10/07/2021	WD U	I	I	30	475,000
GRANTOR: WORMHOUDT JAMES						
GRANTEE: BLACKMON RESTORATIO						
1356/1879	10/07/2005	WD U	I	I	06	100
GRANTOR: WORMHOUDT AMY						
GRANTEE: WORMHOUDT JAMES						

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	0812	CONCRETE C	0	0	0	5,589.00	SF	4.00	4.00	100	2003	2003	3	83	18,555	
2	0810	CONCRETE A	0	0	0	330.00	SF	6.50	6.50	100	2001	2001	3	80	1,716	
3	6001	ROLLUP DR	0	0	0	1.00	UT	400.00	400.00	100	2000	2000	3	20	80	
TOTALS														20,351		

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	004800	C	WAREHOUSE	0	0006	I-1	75.00	175.00	13,125.00	SF		1.00	1.00	1.00	15.00	15.00	196,875							