

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	13	LVT/LAMMT	80
Interior Floo	11	CLAY TILE	20
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
Occupancy	00	NONE	100
Quality	05	Quality Level	05
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC		1046.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	1,433	100	1,433
FGR	434	55	239
FOP	65	30	20
PTO	268	5	13
UOP	48	20	10
TOTALS	2,248		1,715

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	1,715	123.4200	154.28	264,590	1989	1989	0	0	15.75	84.25

1 SNGL FAM - 100% - 1999 Heated Area: 1433 HX Base Yr 1999

NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			222,917
TOTAL MARKET OB/XF VALUE			5,094
TOTAL LAND VALUE - MARKET			175,000
TOTAL MARKET VALUE			403,011
SOH/AGL Deduction			261,338
ASSESSED VALUE			141,673
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			91,673
TOTAL JUST VALUE			403,011
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			347,648

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20111824	REPAIR/RRF	7,835	10/11/2011
5157	NEW CONSTR	66,955	01/10/1988

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2174/0502	1/17/2018	QC	U	I	11	100

GRANTOR: KLEINOSKY NATELIA S
GRANTEE: BAILEY NATELIA S &
1214/0906 3/10/2004 QC U I 01 100
GRANTOR: KLEINOSKY DONALD E &
GRANTEE: BAILEY NATELIA S

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	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	1989	1989	3	66	2,310	
2	0811	CONCRETE B	0	100	0	710.00	SF	5.20	5.20	100	1989	1989	3	57	2,104	
3	1242	WD DECK A	0	100	0	340.00	SF	10.00	10.00	100	1992	1992	3	20	680	

BUILDING NOTES			
BLD DATE			
XF DATE			
INC DATE			
LGL DATE		03/14/2024	
LAND DATE		MLU	
AG DATE			

BUILDING DIMENSIONS														
BAS=[YR=1993] W13 PTO=[YR=1993] N8 W35 S8 E12 U2 R2 E4 D2 R2 E2 FOP=[YR=1993] E13 S5 W13 N5 \$ E13 \$ S5 W13 N5 W2 U2 L2 W4 D2 L2 W14 S21 E4 S12 E15 UOP=[YR=1993] S2 E12 FGR=[YR=1993] S16 E19 N20 W7 N3 W6 N3 W6 S10\$ N4 W12 S2\$ N2 E12 N6 E6 S3 E6 S3 E7 N31 \$.														

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	0006	R-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	175,000.00	175,000.00	175,000							