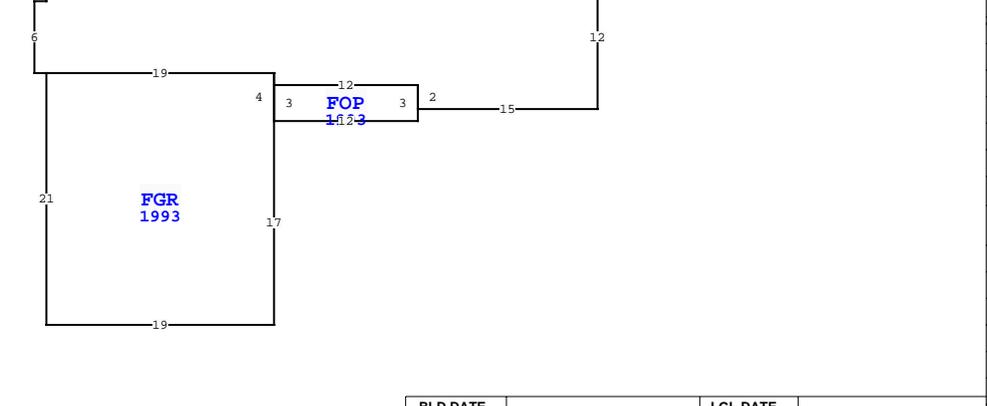


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	05 AVERAGE 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	11 CLAY TILE 50
Interior Floo	14 CARPET 50
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100
BUD8 Adjustme	02 DIST FB 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	
0900	01	1,739	125.9500	157.44	273,788	1987	1987	0	0	16.25	83.75	

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 1	
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		229,297	
TOTAL MARKET OB/XF VALUE		4,744	
TOTAL LAND VALUE - MARKET		175,000	
TOTAL MARKET VALUE		409,041	
SOH/AGL Deduction		283,237	
ASSESSED VALUE		125,804	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		75,804	
TOTAL JUST VALUE		409,041	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		353,422	



Quality	
DOR CODE	MAP NUM
05 Quality Level 05	01
0100 SINGLE FAMILY	
NEIGHBORHOOD/LOC 1046.00	
TOTALS 2,013 1,739 229,297	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20070213	REPAIR/RRF	3,639	02/06/2007
20070214	XFOB	1,900	02/06/2007
4322	NEW CONSTR	37,000	06/03/1987

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2719/1236	6/18/2024	WD	U	I	11	100
GRANTOR: PETZ THOMAS A & JULIE						
GRANTEE: PETZ THOMAS & JULIE						
0677/1591	3/30/1993	WD	Q	I		86,900
GRANTOR: TUCKER EDGER & S H						
GRANTEE: PETZ THOMAS & JULIE						

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	0811	CONCRETE B	0 100	26	3	78.00	SF	5.20	5.20	100	1987	1987	3	52	211	
2	0811	CONCRETE B	0 100	38	16	663.00	SF	5.20	5.20	100	1987	1987	3	52	1,793	
3	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1987	1987	3	62	2,170	
4	0476	VF 6 SBPL	0 100	0	0	27.00	LF	32.00	32.00	100	2005	2005	3	66	570	

LAND DESCRIPTION																								
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		R-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	175,000.00	175,000.00	175,000							

BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1993] W2 STP=[YR=2007] N3 W3 S3 E3 \$ W13 U2 L2 W6 PTO=[YR=2007] W14 S2 E12 U2 R2 \$ L2 D2 FSP=[YR=2007] W12 S5 E12 N5\$ S5 W12 N5 W13 S24 W1 S6 E1 FGR=[YR=1993] S21 E19 N17 POP=[YR=1993] E12 N3 W12 S3 \$ N4 W19 \$ E19 S1 E12 S2 E15 N12 E4 N21 \$.						

TOTAL OB/XF 4,744																								
REVIEW DATE 04/24/2019 BY DJA Total Acres: 0.00 Total Land Value: 175,000 Market: 0 Agricultural: 0 Common: 175,000 PRINTED 08/06/2024 BY SYS																								