



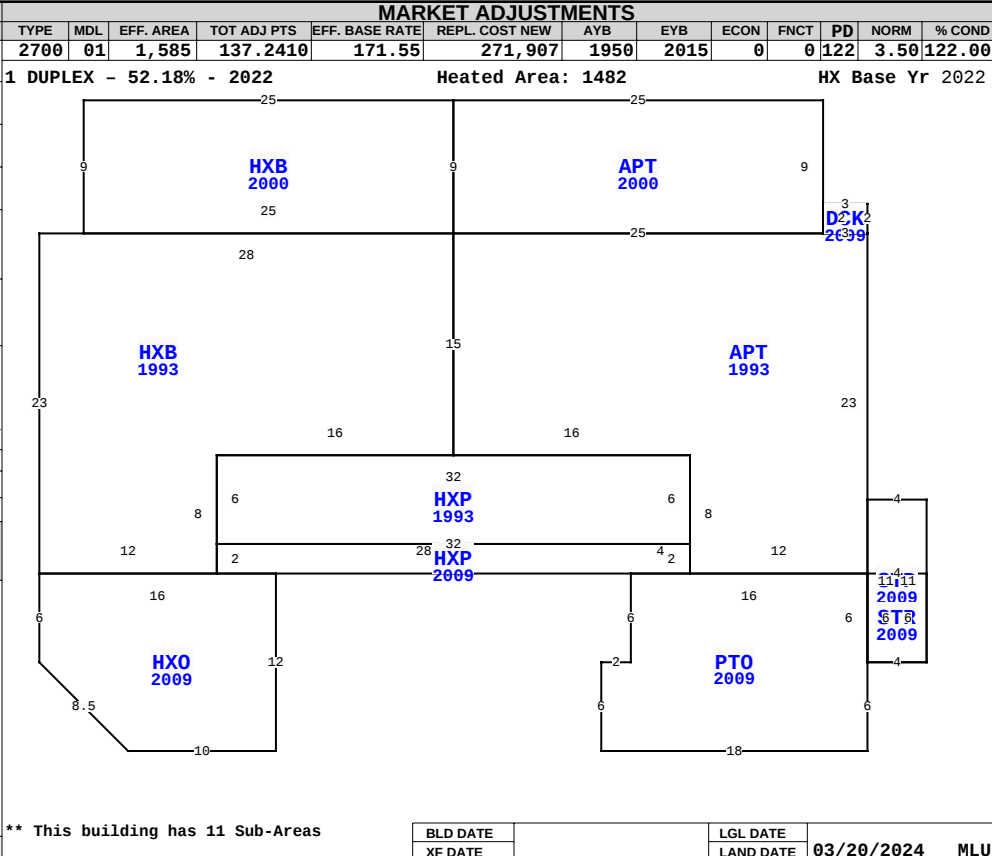
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	OWNER OCC 100

Quality			06	Quality Level 06
DOR CODE			0800	MULTI-FAMILY
MAP NUM				MKT AREA
NEIGHBORHOOD/LOC			1057.00	01

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
APT	516	100	516	107,994
APT	225	100	225	47,091
DCK	6	10	1	210
HXB	516	100	516	107,994
HXB	225	100	225	47,091
HXO	174	5	9	1,884
HXP	192	30	58	12,139
HXP	64	30	19	3,976
PTO	204	5	10	2,094
STP	44	10	4	837
TOTALS	2,190		1,585	331,727

EXTRA FEATURES										
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0855	CONC PAVR	0	100	0	1,175.00	SF	10.00	10.00	100
2	1126	CB/STC 8"	0	100	62	124.00	SF	8.00	8.00	100
3	0810	CONCRETE A	0	100	7	308.00	SF	6.50	6.50	100
4	1241	WD DECK G	0	100	10	340.00	UT	20.13	20.13	100
5	1241	WD DECK G	0	100	0	216.00	UT	34.50	34.50	100
6	1241	WD DECK G	0	100	0	113.00	UT	23.00	23.00	100
7	1241	WD DECK G	0	100	9	72.00	UT	20.13	20.13	100
8	1123	CB 8"	0	100	0	44.00	SF	6.15	6.15	100
9	0810	CONCRETE A	0	100	23	322.00	SF	6.50	6.50	100
10	0810	CONCRETE A	0	100	0	172.00	SF	6.50	6.50	100

LAND DESCRIPTION										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE
1	000800	C	MULTI-FAM	100	0006	R-1	70.00	125.00	70.00	FF



TOTAL OB/XF										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE
1	000800	C	MULTI-FAM	100	0006	R-1	70.00	125.00	70.00	FF

NASSAU COUNTY PROPERTY										
VALUATION SUMMARY										
VALUATION BY					STANDARD					
Tax Group: 2					Tax Dist:					
BUILDING MARKET VALUE					331,727					
TOTAL MARKET OB/XF VALUE					23,615					
TOTAL LAND VALUE - MARKET					380,800					
TOTAL MARKET VALUE					736,142					
SOH/AGL Deduction					26,700					
ASSESSED VALUE					709,442					
TOTAL EXEMPTION VALUE					HX HB					
BASE TAXABLE VALUE					659,442					
TOTAL JUST VALUE					736,142					
NCON VALUE					0					
INCOME VALUE										
PREVIOUS YEAR MKT VALUE					697,826					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20090647	DECK AT REAR OF B	9,500	05/27/2009
20090467	REROOF W/30YR SHN	0	04/16/2009
20090445	ROOF FRAME OVR/FL	12,000	04/14/2009
20090437	UG SERVICE	0	04/09/2009
20071689	H/AC	0	09/06/2007
19983135	ADDITION & DECK	20,000	02/04/1998

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2705/1307	4/11/2024	WD	Q	I	02	775,000	
GRANTOR: BALDWIN DAVID A & LID							
GRANTEE: NETTLES LARRY EDWAR							
2481/0541	6/20/2021	WD	Q	I	01	700,000	
GRANTOR: DORSEY JEANETTA A & D							
GRANTEE: BALDWIN DAVID A & L							

BUILDING NOTES										
BUILDING DIMENSIONS										
DCK=[YR=2009] N2W3S2E3\$ APT=[YR=1993] W3 APT=[YR=2000] N9 W25 HXB=[YR=2000] W25 S9 E25 N9\$S9E25\$W25HXB=[YR=1993] W28 S23HXO=[YR=2009] S6 D6 R6 E10N12W16\$ E12 HXP=[YR=2009] E28 PTO=[YR=2009] S6W2 S6E18N6 STP=[YR=2009] E4N11W4S11\$ STR=[YR=2009] E4N6W4S6\$ N6W16\$E4N2 HXP=[YR=1993] N6 W32S6E32\$W32S2\$N8 E16N15\$ S15E16S8E12 N23\$.										