



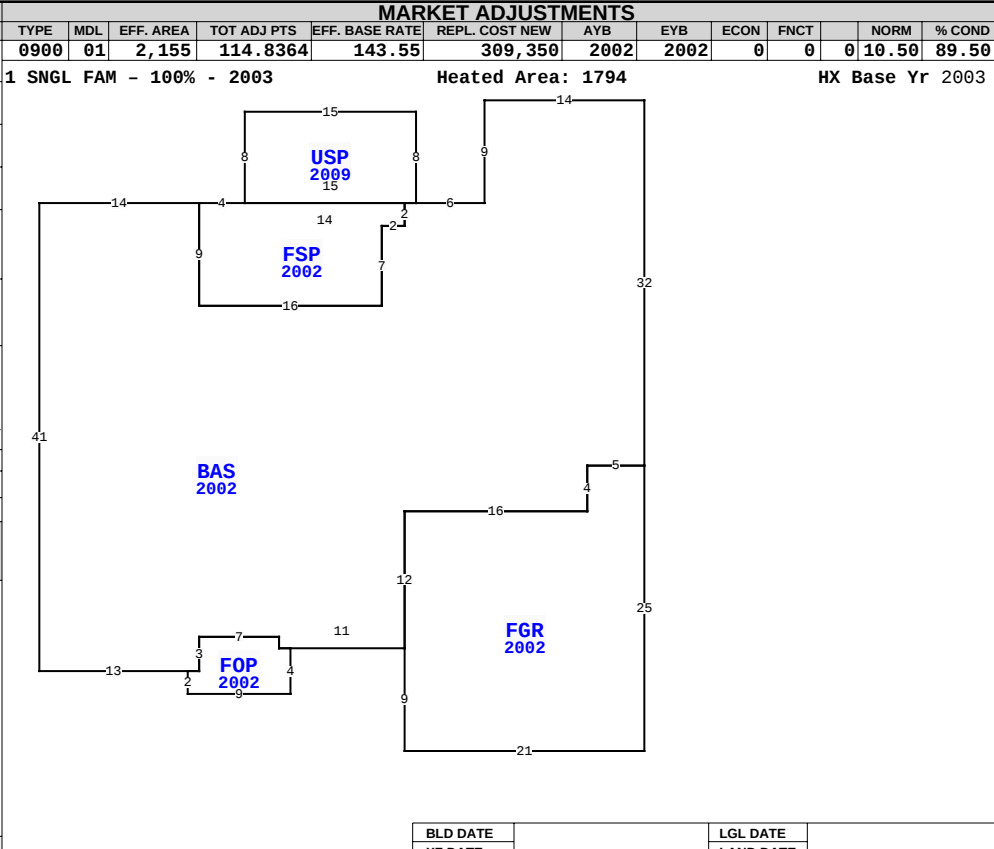
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1078.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,794	100	1,794	230,488
FGR	461	55	254	32,633
FOP	41	30	12	1,542
FSP	148	40	59	7,580
USP	120	30	36	4,625
TOTALS	2,564		2,155	276,868

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	2002
2	0811	CONCRETE B	0 100	0	0	793.00	SF	5.20	5.20	100	2002
3	0810	CONCRETE A	0 100	0	0	95.00	SF	6.50	6.50	100	2002

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100	0003	R-1	0.00	0.00	1.00	LT	1.00



TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	2002
2	0811	CONCRETE B	0 100	0	0	793.00	SF	5.20	5.20	100	2002
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TOTAL OB/XF											
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1	000100	C	SFR	100	0003	R-1	0.00	0.00	1.00	LT	1.00

NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		276,868	
TOTAL MARKET OB/XF VALUE		6,897	
TOTAL LAND VALUE - MARKET		180,000	
TOTAL MARKET VALUE		463,765	
SOH/AGL Deduction		226,850	
ASSESSED VALUE		236,915	
TOTAL EXEMPTION VALUE		HX HB WX	55,000
BASE TAXABLE VALUE		181,915	
TOTAL JUST VALUE		463,765	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		451,470	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B020292	NEW CONSTR	73,000	02/21/2002

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2637/1231	5/09/2023	LE	U	I	11
GRANTOR: WINN RAMONA C					
GRANTEE: JENKINS ELLEN W					
1061/1247	6/11/2002	WD	Q	I	
GRANTOR: SEAWARD HOMES INC					
GRANTEE: WINN JOHN W & RAMON					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2002] W14 S9 W6 USP=[YR=2009] N8 W15 S8 FSP=[YR=2002] W4 S9 E16 N7 E2 N2 W14\$ E15\$ W1 S2 W2 S7 W16 N9 W14 S41 E13 FOP=[YR=2002] S2 E9 N4 W1 N1 W7 S3 W1\$ E1 N3 E7 S1 E11 FGR=[YR=2002] S9 E21 N25 W5 S4 W16 S12\$ N12 E16 N4 E5 N32\$.											