

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall05AVERAGE 100

Roof Structur03GABLE/HIP 100

Roof Cover03COMP SHNGL 100

Interior Wall05DRYWALL 100

Interior Floo07CORK/VTILE 50

Interior Floo14CARPET 50

Air Condition03CENTRAL 100

Heating Type04AIR DUCTED 100

Bedrooms

Bathrooms2100

Frame02WOOD FRAME 100

Stories Units1.1. 100
0 100

BUD8 Adjustme02DIST FB 100

Occupancy00NONE 100

Quality04Quality Level 04

DOR CODE0100SINGLE FAMILY

MAP NUMMKT AREA01

NEIGHBORHOOD/LOC1001.00

AREATYPETOTAL GROSS AREAPCT OF BASETOT ADJ AREASUBAREA MARKET VALUE

BAS98810098881,174

BAS36410036429,906

FOP7230221,807

UOP25620514,190

TOTALS1,6801,425117,077

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONECNFCTNORM% COND

0100011,425120.1200114.11162,60719551980100018.0072.00

1 SINGLE FAM - 0% - 2024Heated Area: 1352HX Base Yr

BLD DATEXF DATEINC DATE

LGL DATELAND DATEAG DATE

04/30/2024MLU

EXTRA FEATURES

LNOBJ/XFCODEDESCRIPTIONBLDCAPLWUNITSUTAdj RADJ UNIT PRICEORIG CONDDYEAR ONYEAR ACTUALQ% CONDOB/XF MKT VALUENOTES

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 2Tax Dist:

BUILDING MARKET VALUE189,810

TOTAL MARKET OB/XF VALUE0

TOTAL LAND VALUE - MARKET400,000

TOTAL MARKET VALUE589,810

SOH/AGL Deduction0

ASSESSED VALUE589,810

TOTAL EXEMPTION VALUE0

BASE TAXABLE VALUE589,810

TOTAL JUST VALUE589,810

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE534,716

SALES DATA

OFF RECORD NumberDATETYPE INSTQUANTITYVOLUMERSN CD SALE PRICE

2657/18227/28/2023WDQ4I01700,000

GRANTOR: JANSKY LARRY STEVEN

GRANTEE: ARIZA KATHERINE SUS

1934/17068/14/2014SWUI1256,500

GRANTOR: FANNIE MAE

GRANTEE: JANSKY LARRY STEVEN

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W22 UOP=[YR=2018] N16 W16 S16 E16\$ W16
BAS=[YR=1999] W14 S26 E14 N26\$ S26 E3 FOP=[YR=1999] S6 E12 N6
W12\$ E35 N26\$.

LAND DESCRIPTION

TOTAL OB/XF0

LNUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPPTH FACT% CONDTOT ADJUNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CSFR00002R-2100.00100.00100.00FF1.001.001.004,000.004,000.00400,000

REVIEW DATE05/27/2020BYDJTotal Acres: 0.00Total Land Value: 400,000Market: 0Agricultural: 0Common: 400,000PRINTED 08/06/2024 BY SYS

REVIEW DATE	05/27/2020	BY	DJ	Total Acres: 0.00	Total Land Value: 400,000	Market: 0	Agricultural: 0	Common: 400,000	PRINTED 08/06/2024 BY SYS
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