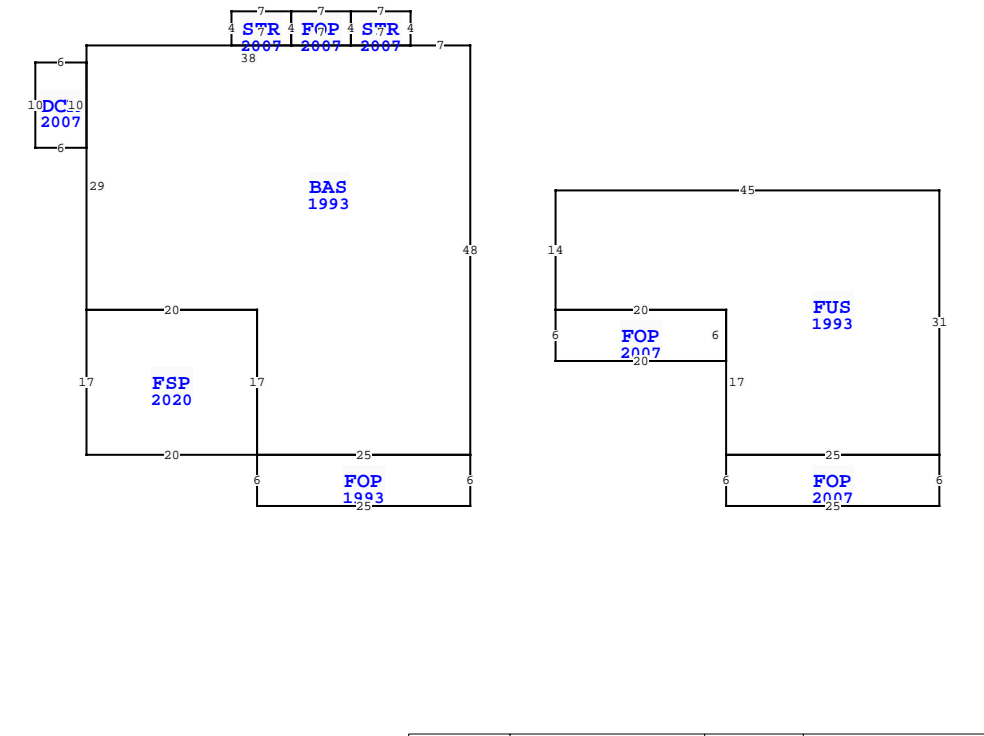


ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
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	3,157	116.3800	145.48	459,280	1900	2005	0	0	0	8.50	91.50		



NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		420,241	
TOTAL MARKET OB/XF VALUE		29,344	
TOTAL LAND VALUE - MARKET		400,000	
TOTAL MARKET VALUE		849,585	
SOH/AGL Deduction		378,693	
ASSESSED VALUE		470,892	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		420,892	
TOTAL JUST VALUE		849,585	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		831,908	

Quality	05	Quality Level 05		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA 01		
NEIGHBORHOOD/LOC	1001.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,820	100	1,820	242,268
DCK	60	10	6	799
FOP	150	30	45	5,991
FOP	28	30	8	1,065
FOP	120	30	36	4,792
FOP	150	30	45	5,991
FSP	340	40	136	18,103
FUS	1,055	100	1,055	140,435
STR	28	10	3	399
STR	28	10	3	399
TOTALS	3,779		3,157	420,241

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20200144	ADDITION	15,000	05/14/2020
20121105	4' FENCE	0	06/12/2012
20110082	ELEC FOR GARAGE	800	01/18/2011
20101853	ROOF FOR GARAGE	5,000	10/26/2010
20101852	GARAGE	15,000	10/21/2010
20100536	INSULATE SUB FLOOR	2,375	04/01/2010

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1756/0824	9/16/2011	WD	Q	I	01	590,000
GRANTOR: BOYER BRIAN K TRUSTEE						
GRANTEE: BORGE PAUL D & SUSAN						
1472/1722	1/19/2007	WD	U	I		250,000
GRANTOR: STILLWELL JOHN D						
GRANTEE: KEMP C TODD TRUSTEE						

EXTRA FEATURES														BLD DATE		LGL DATE				
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	XF DATE	LAND DATE	INC DATE	AG DATE
1	0819	CONC 12"	0	100	5	8			9.50	100	1960	1960	3	20	76					
2	0810	CONCRETE A	0	100	18	5			6.50	100	1960	1960	3	20	117					
3	0500	FP-PRE FAB	0	100	0	0			3,500.00	100	2007	2007	3	91	6,370					
4	0510	GARAGE WD-	0	100	22	22			43.75	100	2011	2011	3	64	13,552					
5	0462	ST/AL FNC	0	100	170	4			10.00	100	2012	2012	3	68	4,624					
6	0810	CONCRETE A	0	100	0	0			6.50	100	2011	2011	3	92	4,605					

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS=[YR=1993] W7 STR=[YR=2007] N4W7 FOP=[YR=2007] W7			
STR=[YR=2007] W7S4E7N4S4 E7N4S S4E7S38 S2 DCK=[YR=2007] W6			
S10E6N10S S29 FSP=[YR=2020] S17 E20 N17 W20			
S20S17FOP=[YR=1993] S6 E25 N6 W25E25 N48 \$ PTR= E10 S17			
FUS=[YR=1993] S14 FOP=[YR=2007] S6E20N6 W20S20S17			
FOP=[YR=2007] S6 E25 N6 W25E25 N31 W45S N17 W10S.			

LAND DESCRIPTION										TOTAL OB/XF										29,344					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH 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	0003	R-2	100.00	100.00	100.00	FF		1.00	1.00	1.00	4,000.00	4,000.00	400,000								