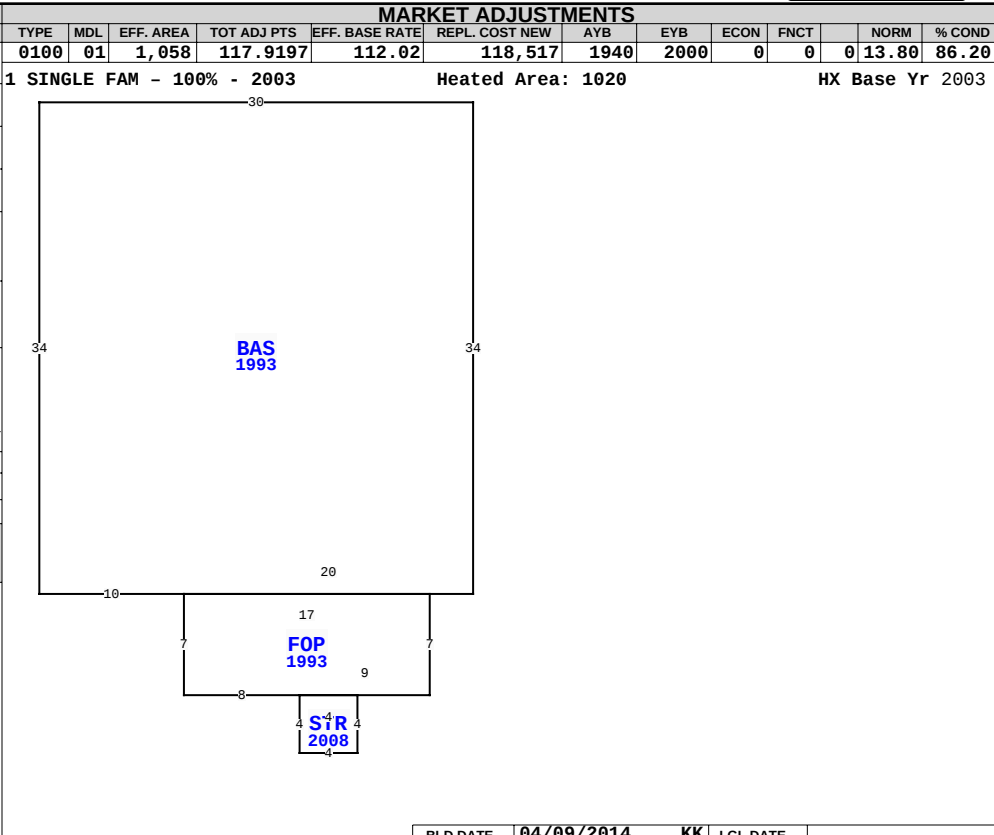




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	19	COMMON BRK 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	08	SHT VINYL 30
Air Condition	03	CENTRAL 100
Heating Type	04	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	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1009.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,020	100	1,020	98,492
FOP	119	30	36	3,476
STR	16	10	2	193
TOTALS	1,155		1,058	102,162



BLD DATE	04/09/2014	KK	LGL DATE	
XF DATE			LAND DATE	03/18/2024
INC DATE			AG DATE	MLU

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	0810	CONCRETE A	0 100	41 14	574.00	SF	6.50	6.50	100	2003	2003	3	83	3,097	
2	0810	CONCRETE A	0 100	0 0	450.00	SF	6.50	6.50	100	2003	2003	3	83	2,428	
3	0940	SHEDS/PORT	0 100	16 12	192.00	SF	30.00	30.00	100	2003	2003	3	21	1,210	
4	0350	CARPORT WD	0 100	10 10	100.00	SF	13.00	13.00	100	2011	2011	3	50	650	

LAND DESCRIPTION										TOTAL OB/XF										7,385	
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	LA VAL				
1	000100	C	SFR	100	0006	R-2	50.00	100.00	50.00	FF		1.00	1.00	1.00	2,200.00	2,200.00	1				

NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		102,162	
TOTAL MARKET OB/XF VALUE		7,385	
TOTAL LAND VALUE - MARKET		110,000	
TOTAL MARKET VALUE		219,547	
SOH/AGL Deduction		147,318	
ASSESSED VALUE		72,229	
TOTAL EXEMPTION VALUE		HX HB	47,229
BASE TAXABLE VALUE		25,000	
TOTAL JUST VALUE		219,547	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		205,269	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2004492	H/AC	3,000	12/08/2000
2004424	REMODEL	2,000	11/30/2000
2004170	REMODEL	4,000	10/13/2000
2004105	REPAIR/RRF	3,000	10/09/2000
2004029	REPAIR/RRF	1,000	09/20/2000
2003772	REMODEL	3,000	08/21/2000

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
0941/1374	7/20/2000	WD	U	I	01	15,500	
GRANTOR: EVANS WILLIE BERNARD							
GRANTEE: EVANS WILLIE BERNAR							
0885/1455	6/03/1999	WD	U	I	01	100	
GRANTOR: EVANS WILLIE B							
GRANTEE: EVANS WILLIE BERNAR							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1993] W30 S34 E10 FOP=[YR=1993] S7 E8 STR=[YR=2008] S4E4N4W4SE9 N7 W17 \$ E20 N34\$.									