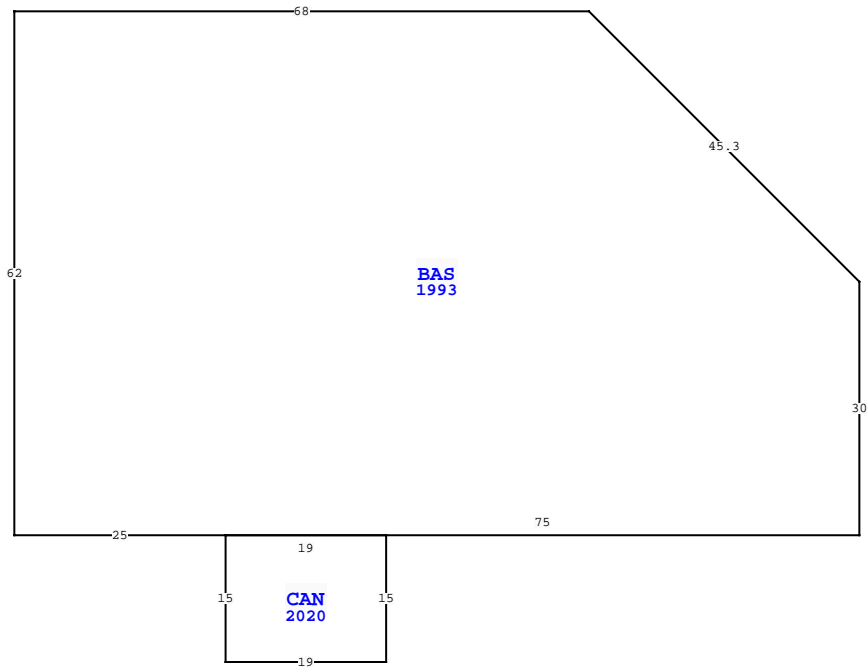


BUILDING CHARACTERISTICS		CONSTRUCTION		
ELEMENT	CD			
Exterior Wall	25	MOD METAL 60		
Exterior Wall	15	CONC BLOCK 40		
Roof Structure	10	STEEL FRME 100		
Roof Cover	12	MODULAR MT 60		
Roof Cover	04	BUILT-UP 40		
Interior Wall	01	MINIMUM 100		
Interior Floop	03	CONC FINSH 100		
Ceiling	04	NONE 100		
Air Condition	01	NONE 100		
Heating Type	01	NONE 100		
Plumbing		3 100		
Frame	05	STEEL 100		
Story Height		14 100		
RMS		4 100		
Stories	1.	1. 100		
Class	00	. 100		
Units		0 100		
BUD8 Adjustme	02	DIST FB 100		
Quality	00	Quality Control	03	
DOR CODE	4100	LIGHT MANUFACTURE		
MAP NUM		MKT AREA	01	
NEIGHBORHOOD/LOC		1010.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	5,688	100	5,688	163,371
CAN	285	30	86	2,470
TOTALS	5,973		5,774	165,841

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	LGHT MANUF	- 0%	- 2017								
Heated Area: 5688						HX Base Yr 2017					



NASSAU COUNTY PROPERTY		PAGE 1 of 2	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		248,834	
TOTAL MARKET OB/XF VALUE		17,002	
TOTAL LAND VALUE - MARKET		294,030	
TOTAL MARKET VALUE		559,866	
SOH/AGL Deduction		196,337	
ASSESSED VALUE		363,529	
TOTAL EXEMPTION VALUE	HX HB	38,390	
BASE TAXABLE VALUE		325,139	
TOTAL JUST VALUE		559,866	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		569,962	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1555/1813	3/14/2008	QC	U	I	01	100
GRANTOR: GIEDRYS HONORATA KRYS						
GRANTEE: GIEDRYS NORA						
0974/1225	3/09/2001	QC	U	I	01	100
GRANTOR: GIEDRYS ALEX TRUSTEES						
GRANTEE: GIEDRYS HONORATA KR						

EXTRA FEATURES																
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	0424	CL FNC 6'	0	100	0	89.00	LF	20.00	20.00	100	1987	1987	3	24	427	
2	0812	CONCRETE C	0	100	65	1,950.00	SF	4.00	4.00	100	1995	1995	3	70	5,460	
3	0940	SHEDS/PORT	0	100	12	144.00	SF	42.60	42.60	100	2002	2002	3	20	1,227	
4	1242	WD DECK A	0	100	0	160.00	SF	14.20	14.20	100	1994	1994	3	20	454	
5	0350	CARPORT WD	0	100	0	160.00	SF	8.58	8.58	100	2008	2008	3	35	480	
6	0940	SHEDS/PORT	0	100	12	144.00	SF	30.00	30.00	100	2008	2008	3	35	1,512	
7	0940	SHEDS/PORT	0	100	14	168.00	SF	30.00	30.00	100	2008	2008	3	35	1,764	
8	0510	GARAGE WD-	0	100	26	312.00	SF	35.00	35.00	100	2008	2008	3	52	5,678	

TOTAL OB/XF												17,002				
BLD DATE	XF DATE	INC DATE	KK	LGL DATE	LAND DATE	AG DATE	KK									
07/27/2021	07/27/2021			07/27/2021												

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=1993] U32 L32 W68 S62 E25 CAN=[YR=2020] S15 E19 N15 W19\$ E75 N30\$.											

LAND DESCRIPTION												TOTAL OB/XF												17,002				
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	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV				
1	004100	C	LIGHT MFG.	0	0006	MU-1	100.00	125.00	13,068.00	SF		1.00	1.00	0.50	45.00	22.50	294,030											

BUILDING CHARACTERISTICS		CONSTRUCTION		
ELEMENT	CD	CD	CONSTRUCTION	
Exterior Wall	16	WD FR STUC	100	
Roof Structur	03	GABLE/HIP	100	
Roof Cover	03	COMP SHNGL	100	
Interior Wall	05	DRYWALL	100	
Interior Floo	11	CLAY TILE	100	
Air Condition	02	WINDOW	100	
Heating Type	01	NONE	100	
Bedrooms			2 100	
Bathrooms			1 100	
Frame	02	WOOD FRAME	100	
Stories	2.		2. 100	
Units			0 100	
Occupancy	00	OWNER OCC	100	
Quality		01	Quality Level 01	
DOR CODE		4100	LIGHT MANUFACTURE	
MAP NUM			MKT AREA 01	
NEIGHBORHOOD/LOC		1010.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	686	100	686	60,119
FOP	16	30	5	439
FUS	256	100	256	22,435
TOTALS		958	947	82,993

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	947	107.8920	102.50	97,068	1994	1994	0	0	14.50	85.50
2 SINGLE FAM - 100% - 2017			Heated Area: 942			HX Base Yr 2017					
BLD DATE		07/27/2021		KK		LGL DATE		07/27/2021		KK	
XF DATE		07/27/2021		KK		LAND DATE		07/27/2021		KK	
INC DATE						AG DATE					

NASSAU COUNTY PROPERTY			PAGE 2 of 2
VALUATION SUMMARY			
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GRANTOR: GIEDRYS ALEX TRUSTEES						
GRANTEE: GIEDRYS HONORATA KR						

EXTRA FEATURES																
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

LAND DESCRIPTION																								
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	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2006] W12S3W6N19W8S8W8S16E2 S12E12N8FOP=[YR=2006] E4N4W4S4N4E8 S8E12N16\$ PTR=E15 FUS=[YR=2006] S16 E16N16W16\$ W15\$.	