



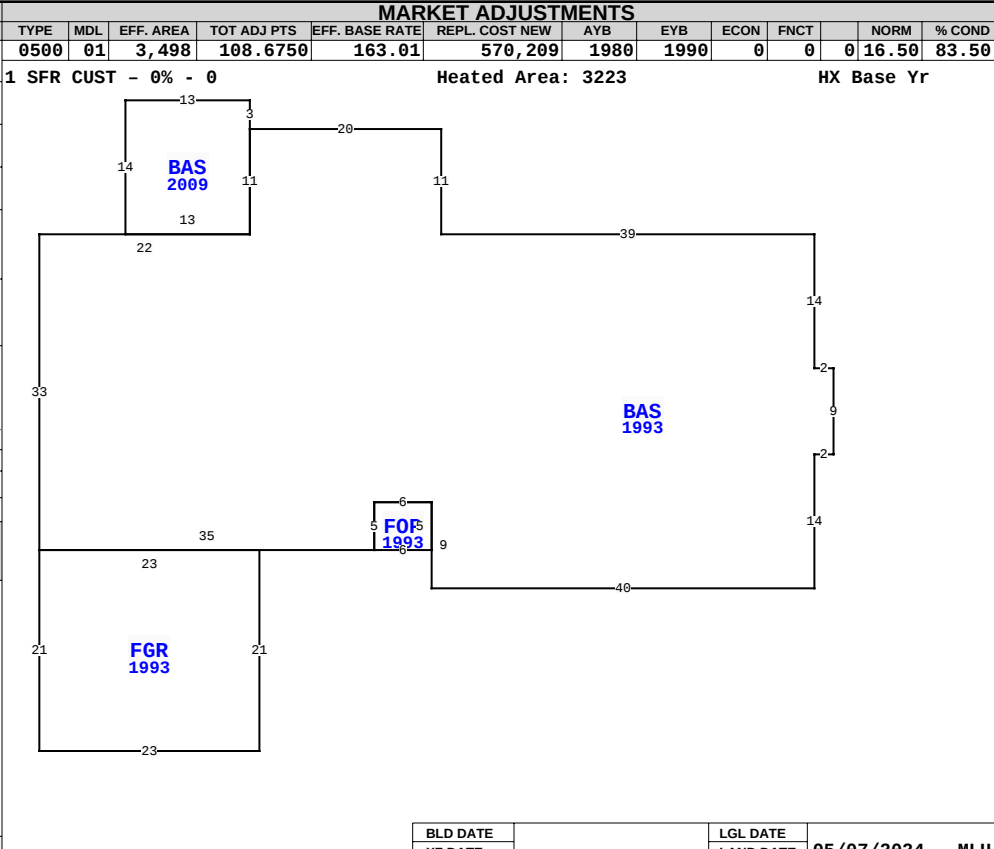
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories		1. 1. 100
Units		0 100
BUD8 Adjustme	05	DIST 1A 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 10
NEIGHBORHOOD/LOC	10001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,041	100	3,041	413,920
BAS	182	100	182	24,773
FGR	483	55	266	36,206
FOP	30	30	9	1,225
TOTALS	3,736		3,498	476,125

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0850	PEBBLE WLK	0	0	0	0	1,534.00	SF	3.50
2	0504	FP-ELECTRI	0	0	0	0	1.00	UT	2,000.00
3	0850	PEBBLE WLK	0	0	0	0	347.00	SF	3.50
4	0810	CONCRETE A	0	0	14	9	126.00	SF	6.50
5	0446	BOX FNC 6'	0	0	0	0	21.00	LF	20.00
6	1126	CB/STC 8"	0	0	0	0	30.00	SF	8.00
7	0850	PEBBLE WLK	0	0	26	4	104.00	SF	3.50
8	0855	CONC PAVER	0	0	0	0	176.00	SF	10.00
9	0855	CONC PAVER	0	0	0	0	394.00	SF	10.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000140	C	SFR GOLF A	0		RSF-1	0.00	0.00	1.00



TOTAL OB/XF									
8,860									

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8,860									

NASSAU COUNTY PROPERTY									
PAGE 1 of 1									
VALUATION SUMMARY									
STANDARD									
VALUATION BY									
Tax Group: 5									
Tax Dist:									
BUILDING MARKET VALUE									
476,125									
TOTAL MARKET OB/XF VALUE									
8,860									
TOTAL LAND VALUE - MARKET									
650,000									
TOTAL MARKET VALUE									
1,134,985									
SOH/AGL Deduction									
301,856									
ASSESSED VALUE									
833,129									
TOTAL EXEMPTION VALUE									
0									
BASE TAXABLE VALUE									
833,129									
TOTAL JUST VALUE									
1,134,985									
NCON VALUE									
0									
INCOME VALUE									
PREVIOUS YEAR MKT VALUE									
1,064,195									

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
2695/1785	2/22/2024	WD Q	I	01		1,550,000			
GRANTOR: WEST JOHN H III & MAR									
GRANTEE: MARSHALL CRAIG T &									
1670/0452	4/01/2010	WD Q	I	01		650,000			
GRANTOR: SHOTT HUGH I II & BET									
GRANTEE: WEST JOHN H III & M									

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[YR=1993] W39 N11 W20 BAS=[YR=2009] N3 W13 S14 E13 N11 \$ S11 W22 S33 FGR=[YR=1993] S21 E23 N21W23\$ E35 FOP=[YR=1993] E6 N5 W6S5\$ N5 E6 S9 E40 N14 E2 N9 W2 N14\$.									