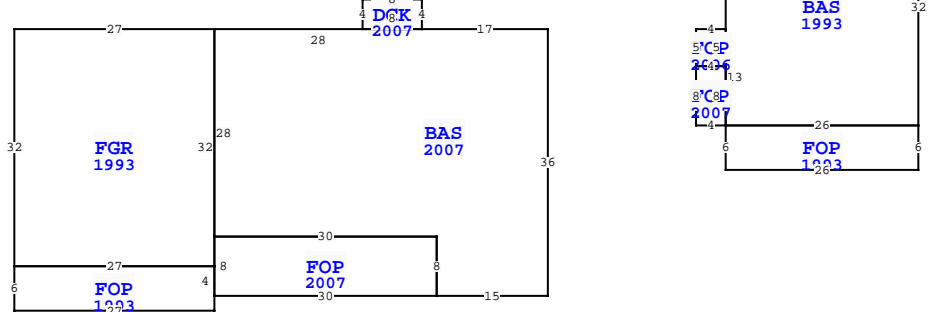


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	05 AVERAGE 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 70
Interior Floor	11 CLAY TILE 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	3 100
Frame	02 WOOD FRAME 100
Stories	2. 2. 100
Units	0 100
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	2,874	104.2460	130.31	374,511	1989	2000	0	0	0	11.25	88.75		
2 SNGL FAM - 100% - 1997 Heated Area: 2212 HX Base Yr 1997														



Quality	03 Quality Level 03			
DOR CODE	0100 SINGLE FAMILY			
MAP NUM	MKT AREA 08			
NEIGHBORHOOD/LOC	8024.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	832	100	832	96,221
BAS	1,380	100	1,380	159,597
DCK	32	10	3	347
FGR	864	55	475	54,934
FOP	156	30	47	5,436
FOP	162	30	49	5,667
FOP	20	30	6	694
FOP	32	30	10	1,156
FOP	240	30	72	8,327
TOTALS	3,718		2,874	332,379

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	32	6	192.00	SF	6.50	6.50	100	1988	1988	3	54.5	680	
2	1242	WD DECK A	0 100	26	4	104.00	SF	10.00	10.00	100	1990	1990	3	20	208	
3	0681	POLE SHED	0 100	0	0	530.00	SF	15.00	15.00	100	1990	1990	3	20	1,590	
4	0940	SHEDS/PORT	0 100	24	12	288.00	SF	21.00	21.00	100	1996	1996	3	20	1,210	
5	0351	CARPORT MT	0 100	17	12	204.00	SF	6.00	6.00	100	2002	2002	3	20	245	
6	0940	SHEDS/PORT	0 100	30	12	360.00	SF	19.50	19.50	100	2002	2002	3	20	1,404	
7	0471	VINYL FNC	0 100	60	4	240.00	LF	32.00	32.00	100	2006	2006	3	69	5,299	
8	0940	SHEDS/PORT	0 100	13	12	156.00	SF	19.50	19.50	100	2006	2006	3	27	821	

LAND DESCRIPTION		TOTAL OB/XF 11,457																						
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	000100	C	SFR	100	0006	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	35,000.00	35,000.00	35,000							

NASSAU COUNTY PROPERTY		PAGE 1 of 1	6
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		332,379	
TOTAL MARKET OB/XF VALUE		11,457	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		378,836	
SOH/AGL Deduction		198,755	
ASSESSED VALUE		180,081	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		130,081	
TOTAL JUST VALUE		378,836	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		364,450	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19006374	DEMOLITION	0	07/01/2019
ML2363	MECH OTHER	0	01/01/2007
B18777	ADDITION	115,400	11/01/2006
R09863	REPAIR/RRF	2,400	11/01/2006
MH002988	MH MOVE-ON	0	02/01/2000
5291	ADDITION	25,520	11/09/1988

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0784/1477	2/13/1997	QC	U	I	07	100

GRANTOR: NETTLES HELEN
GRANTEE: NETTLES RICHARD & R

0769/1464	8/29/1996	QC	U	I	01	100
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GRANTOR: NETTLES HELEN A
GRANTEE: NETTLES RICHARD & R

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2007] W17 DCK=[YR=2007] N4 W8 S4 E8\$ W28	
FGR=[YR=1993] W27 S32 FOP=[YR=1993] S6 E27 N2 FOP=[YR=2007] E30 N8 W30 S8\$ N4 W27\$ E27 N32\$ S28 E30 S8 E15 N36\$ PTR=E20	
FOP=[YR=2006] E4 BAS=[YR=1993] N19 E26 S32 FOP=[YR=1993] S6 W26 N6 E26\$ W26 FOP=[YR=2007] W4 N8 E4 S8\$ N13\$ S5 W4 N5\$ W20\$.	