

BUILDING CHARACTERISTICS		CONSTRUCTION	
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 Floo	14	CARPET 70	
Interior Floo	08	SHT VINYL 30	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		2 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	0	0 100	
Units		0 100	
Quality	03	Quality Level 03	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC	9001.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	1,560	100	1,560
			SUBAREA MARKET VALUE
			108,389
TOTALS	1,560		1,560
			108,389

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0800	02	1,560	115.8000	86.85	135,486	2015	2015	0	0	20.00	80.00		
1 M/H 94+ - 0% - 0													
Heated Area: 1560													
HX Base Yr													

NASSAU COUNTY PROPERTY		PAGE 1 of 1	6
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		108,389	
TOTAL MARKET OB/XF VALUE		0	
TOTAL LAND VALUE - MARKET		30,000	
TOTAL MARKET VALUE		138,389	
SOH/AGL Deduction		2,480	
ASSESSED VALUE		135,909	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		135,909	
TOTAL JUST VALUE		138,389	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		137,486	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E1529141	NEW CONSTR	0	04/01/2015
MH155638	MH MOVE-ON	0	04/01/2015
M971693	MH MOVE-ON	0	03/01/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2103/1379	2/03/2017	WD	Q	I	01	97,000
GRANTOR: HODGES ROBERT N &						
GRANTEE: CREWS JAMES R						
1951/0327	4/01/2014	QC	U	I	11	100
GRANTOR: MALLARD BRENDA R &						
GRANTEE: HODGES ROBERT N ET						

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

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	
		06/13/2023	MLU

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[YR=2015] W52 S30 E52 N30\$.													

LAND DESCRIPTION										TOTAL OB/XF														
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	000102	C	SFR/MH	0	0006	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	30,000.00	30,000.00	30,000							