

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																													
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1																													
ELEMENT	CD									TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND																											
Exterior Wall	05	AVERAGE 100								0200	01	1,860	105.0000	84.00	156,240	2012	2012	0	0	0	5.00	95.00	VALUATION BY								STANDARD																		
Roof Structur	03	GABLE/HIP 100								2 SFR MODULR - 100% - 2000										Heated Area: 1860										HX Base Yr 2000																			
Roof Cover	03	COMP SHNGL 100								31 60 60 31 BAS 2012																																							
Interior Wall	05	DRYWALL 100																																															
Interior Floo	14	CARPET 60																																															
Interior Floo	08	SHT VINYL 40																																															
Air Condition	03	CENTRAL 100																																															
Heating Type	04	AIR DUCTED 100																																															
Bedrooms		3 100																																															
Bathrooms		2 100																																															
Frame	02	WOOD FRAME 100																																															
Stories	0	0 100																																															
Units		0 100																																															
Occupancy	00	NONE 100																																															