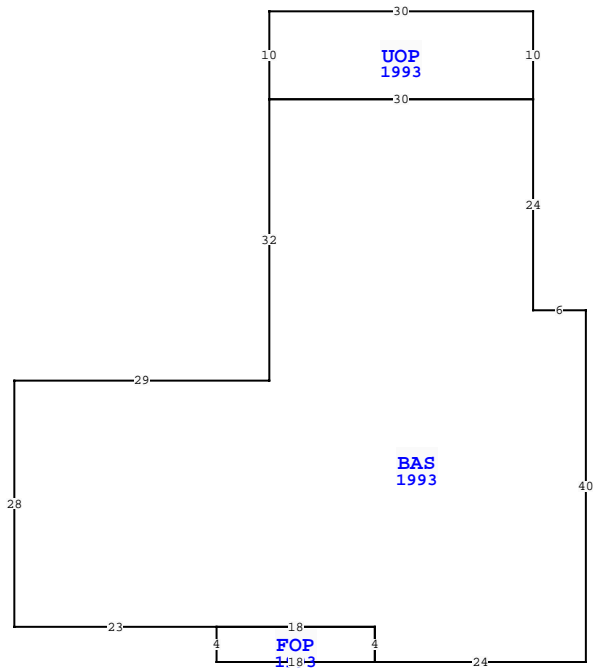


BUILDING CHARACTERISTICS		CONSTRUCTION		
ELEMENT	CD			
Exterior Wall	15	CONC BLOCK 60		
Exterior Wall	05	AVERAGE 40		
Roof Structure	03	GABLE/HIP 100		
Roof Cover	03	COMP SHNGL 100		
Interior Wall	04	PLYWOOD 60		
Interior Wall	05	DRYWALL 40		
Interior Floor	13	LVT/LAMNT 50		
Interior Floor	14	CARPET 50		
Air Condition	03	CENTRAL 100		
Heating Type	04	AIR DUCTED 100		
Bedrooms		3 100		
Bathrooms		1 100		
Frame	02	WOOD FRAME 100		
Stories	1.	1. 100		
Units		0 100		
BUD8 Adjustme	06	DIST 1D 100		
Occupancy	00	NONE 100		
Quality	05	Quality Level 05		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA	08	
NEIGHBORHOOD/LOC		8006.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,924	100	2,924	205,411
FOP	72	30	22	1,546
UOP	300	20	60	4,215
TOTALS	3,296		3,006	211,172

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	3,006	94.9256	90.18	271,081	1957	1975		0	0	22.10	77.90	
1 SINGLE FAM - 100% - 0 Heated Area: 2924 HX Base Yr													



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE			211,172
TOTAL MARKET OB/XF VALUE			5,054
TOTAL LAND VALUE - MARKET			51,100
TOTAL MARKET VALUE			267,326
SOH/AGL Deduction			142,404
ASSESSED VALUE			124,922
TOTAL EXEMPTION VALUE	HX HB WX SL		124,922
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			267,326
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			253,591
BLDG:1:1: KB 8/17/21 ADJ EYB DUE TO NEW ROOF			
MISC WD DCKS NO VALUE			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
7473	REPAIR/RRF	2,700	08/22/1991
2966	H/AC	4,875	04/03/1989

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1614/0523	3/31/2009	QC	U	I	11	8,000
GRANTOR: NELSON PATSY RUTH						
GRANTEE: NELSON PATSY RUTH E						
0098/0005	1/01/1969	TA	U	I		14,000
GRANTOR:						
GRANTEE:						

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	0803	ASPHALT C	0	100	0	0			2,258.00	SF	1.40	1.40	100	1982	1982	3	50	1,581	
2	0500	FP-PRE FAB	0	100	0	0			1.00	UT	3,500.00	3,500.00	100	1985	1985	3	58	2,030	
4	0940	SHEDS/PORT	0	100	12	20			240.00	SF	19.50	19.50	100	1980	1980	3	20	936	
5	0810	CONCRETE A	0	100	4	60			240.00	SF	6.50	6.50	100	1980	1980	3	32.5	507	
														TOTAL OB/XF	5,054				

BUILDING NOTES	

BUILDING DIMENSIONS	
UOP=[YR=1993] W30 S10 BAS=[YR=1993] S32 W29 S28 E23	
FOP=[YR=1993] S4 E18 N4 W18\$ E18 S4 E24 N40 W6 N24 W30 \$ E30 N10\$.	

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	000115	C	SFR ACRES	100	0006	RM	0.00	0.00	1.46	AC		1.00	1.00	1.00	35,000.00	35,000.00	51,100							