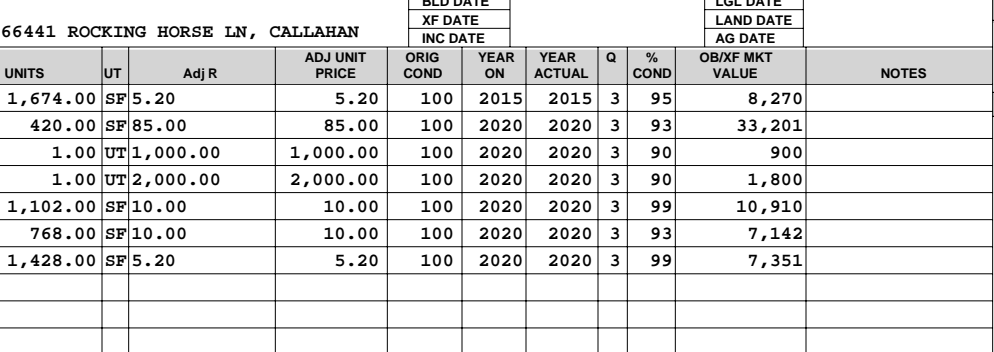


BUILDING CHARACTERISTICS				
ELEMENT	CD			
Exterior Wall	20 FACE BRICK 100			
Roof Structur	03 GABLE/HIP 100			
Roof Cover	03 COMP SHNGL 100			
Interior Wall	05 DRYWALL 100			
Airior Floo	11 CLAY TILE 100			
Air Condition	03 CENTRAL 100			
Heating Type	04 AIR DUCTED 100			
Bedrooms	4 100			
Bathrooms	3 100			
Frame	02 WOOD FRAME 100			
Stories	1. 1. 100			
Units	0 100			
Occupancy	00 NONE 100			
Quality	04 Quality Level 04			
DOR CODE	0100 SINGLE FAMILY			
MAP NUM	MKT AREA 05			
NEIGHBORHOOD/LOC	5008.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,486	100	2,486	359,219
FGR	539	55	296	42,771
FOP	42	30	13	1,878
FOP	160	30	48	6,936
PTO	20	5	1	145
TOTALS	3,247		2,844	410,949

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0900	01	2,844	122.9760	153.72	437,180	2015	2015	0	0	6.00	94.00		
1 SNGL FAM - 100% - 2020 Heated Area: 2486 HX Base Yr 2020													



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY	STANDARD		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			432,582
TOTAL MARKET OB/XF VALUE			69,574
TOTAL LAND VALUE - MARKET			65,000
TOTAL MARKET VALUE			567,156
SOH/AGL Deduction			197,053
ASSESSED VALUE			370,103
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			320,103
TOTAL JUST VALUE			567,156
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			550,980

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20008322	GARAGE	43,470	09/10/2020
2001457	SWIM POOL	78,397	02/18/2020
B1530261	CO ISSUED	0	07/02/2015
B1530261	NEW CONSTR	296,732	04/01/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2303/0957	9/05/2019	WD Q	Q	I	01	335,000
GRANTOR: CHIASSON TRAVIS M & P						
GRANTEE: GUADARRAMA YAISEL &						
2111/1963	3/30/2017	WD Q	Q	I	01	270,000
GRANTOR: FAIRES HARVEY R II &						
GRANTEE: CHIASSON TRAVIS M &						

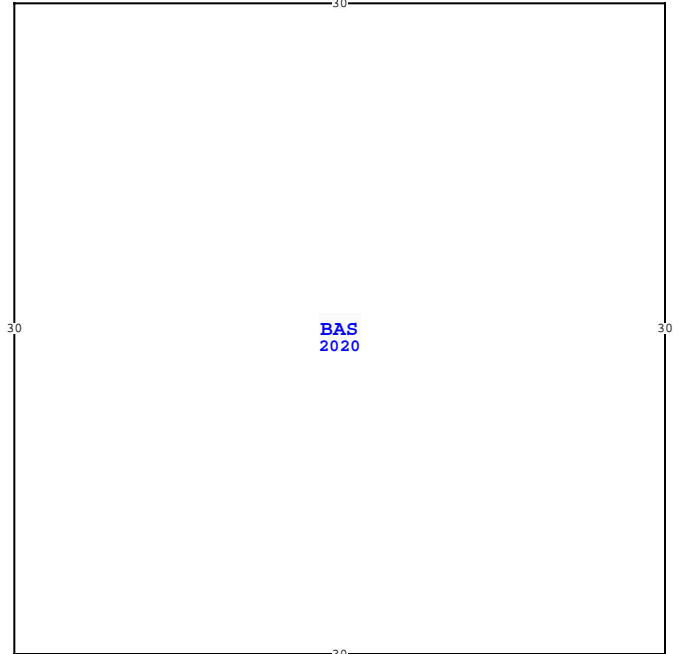
BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE

EXTRA FEATURES		TOTAL OB/XF	
L N	OB/XF CODE	DESCRIPTION	VALUE
1	0811	CONCRETE B	8,270
2	0861	POOL GUNIT	33,201
3	0877	JACUZZI	900
4	0871	POOL HTR R	1,800
5	0835	QUARY TILE	10,910
6	0462	ST/AL FNC	7,142
7	0811	CONCRETE B	7,351
TOTALS			69,574

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2015] W29 S6 FOP=[YR=2021] W6 PTO=[YR=2015] N5 W4 S5 E4\$ W10 S10 E16 N10\$S10 W16 N10 W16 S40 FGR=[YR=2015] S25 E22 N24 W11 N1 W11 \$ E11 S1 E11 S1 E5 FOP=[YR=2015] S3 E8N3W1 N3 W6 S3 W1\$ E1 N3 E6 S3E14N3 E13 N45\$.	

LAND DESCRIPTION		TOTAL OB/XF	
L N	USE CODE	CLAS	DESCRIPTION
1	000100	C	SFR

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	25	MOD METAL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Bedrooms		0 100
Bathrooms		0 100
Frame	05	STEEL 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 05
NEIGHBORHOOD/LOC		5008.00
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	900	100
TOTALS	900	900

MARKET ADJUSTMENTS																								
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND													
2																								
2 GARAGE RES - 100% - 2020			Heated Area: 900			HX Base Yr 2020																		
																								
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>													BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE						
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE																			

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 2 of 2
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GRANTOR: FAIRES HARVEY R II &						
GRANTEE: CHIASSON TRAVIS M &						

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2020] W30 S30 E30 N30\$.

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

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	