

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 70	
Interior Floor	08	SHT VINYL 30	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		1.5 100	
Frame	02	WOOD FRAME 100	
Stories	0	0 100	
Units		0 100	
Quality	03	Quality Level 03	
DOR CODE	6000	PASTURELAND 1	
MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC	9001.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	1,216	100	1,216
			SUBAREA MARKET VALUE
			31,103
TOTALS	1,216		1,216
			31,103

MARKET ADJUSTMENTS																								
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND													
0820	02	1,216	121.8000	85.26	103,676	1992	1992	0	0	70.00	30.00													
1 M/H 93- - 100% - 2023 Heated Area: 1216 HX Base Yr 2023																								
<table border="1" style="width: 100%;"> <tr> <td>BLD DATE</td> <td></td> <td>LGL DATE</td> <td></td> </tr> <tr> <td>XF DATE</td> <td></td> <td>LAND DATE</td> <td>06/13/2023</td> </tr> <tr> <td>INC DATE</td> <td></td> <td>AG DATE</td> <td>MLU</td> </tr> </table>													BLD DATE		LGL DATE		XF DATE		LAND DATE	06/13/2023	INC DATE		AG DATE	MLU
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NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			31,103
TOTAL MARKET OB/XF VALUE			1,802
TOTAL LAND VALUE - MARKET			310,420
TOTAL MARKET VALUE			70,216
SOH/AGL Deduction			0
ASSESSED VALUE			70,216
TOTAL EXEMPTION VALUE	HX HB WX		50,216
BASE TAXABLE VALUE			20,000
TOTAL JUST VALUE			343,325
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			343,376

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH971832	MH MOVE-ON	0	07/01/1997
MHU95956	MH MOVE-ON	0	06/01/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2582/1680	8/06/2022	QC	U	I	11	100
GRANTOR: HARRIS ELMO A						
GRANTEE: HARRIS ELMO A & CAR						
1245/1581	7/15/2004	WD	U	I	01	100
GRANTOR: HARRIS CAROL JEAN						
GRANTEE: HARRIS ELMO A						

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	0810	CONCRETE A	0	100	36	11		396.00	SF	6.50				6.50	1,802

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2010] W76 S16 E76 N16\$.

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	005000	C	RURAL HOME	100	0005	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	30,000.00	30,000.00	30,000								
2	006000	A	PAST1/HAY	0		OR	0.00	0.00	13.03	AC		1.00	1.00	1.00	370.00	370.00	4,821								
3	005600	A	TIMBER 3 SI	0		OR	0.00	0.00	6.00	AC		1.00	1.00	1.00	415.00	415.00	2,490								
4	009910	M	MKT.VAL.AG	0		OR	0.00	0.00	20.03	AC		1.00	1.00	1.00	14,000.00	14,000.00	280,420								