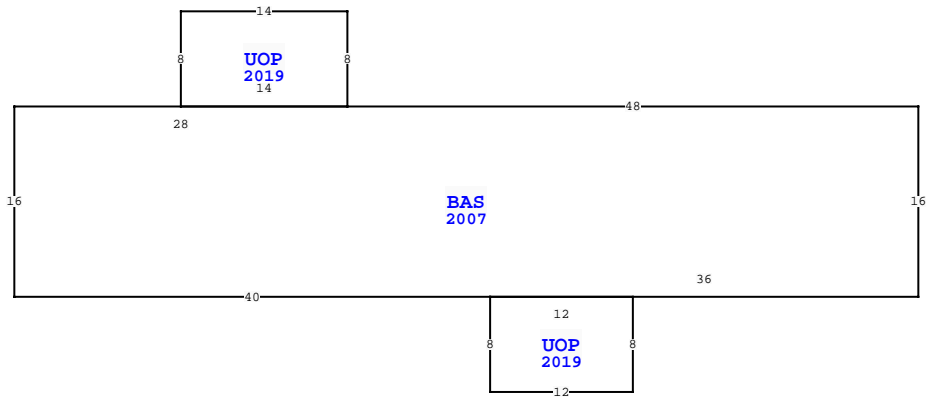


BUILDING CHARACTERISTICS				
ELEMENT	CD			
Exterior Wall	30 VINYL 100			
Roof Structur	03 GABLE/HIP 100			
Roof Cover	12 MODULAR MT 100			
Interior Wall	05 DRYWALL 100			
Interior Floor	11 CLAY TILE 100			
Air Condition	03 CENTRAL 100			
Heating Type	04 AIR DUCTED 100			
Bedrooms	3 100			
Bathrooms	2 100			
Frame	02 WOOD FRAME 100			
Stories	1. 1. 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	SUBAREA MARKET VALUE
BAS	1,216	100	1,216	59,280
UOP	96	25	24	1,170
UOP	112	25	28	1,365
TOTALS	1,424		1,268	61,815

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0800	02	1,268	130.0000	97.50	123,630	1997	2002	0	0	50.00	50.00	1 M/H 94+ - 100% - 2008 Heated Area: 1216 HX Base Yr 2008	



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			61,815
TOTAL MARKET OB/XF VALUE			17,756
TOTAL LAND VALUE - MARKET			82,200
TOTAL MARKET VALUE			161,771
SOH/AGL Deduction			87,759
ASSESSED VALUE			74,012
TOTAL EXEMPTION VALUE	HX HB	49,012	
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			161,771
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			160,880

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B21476	XFOB	0	05/01/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1498/0549	5/10/2007	WD	U	I	06	10,500
GRANTOR: MELTON DOROTHY						
GRANTEE: KEENE HAL L SR & GL						

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	0350	CARPOR WD	0	100	20	20			13.00	100	1991	1991	3	20	1,040	
2	0940	SHEDS/PORT	0	100	20	10			30.00	100	1991	1991	3	20	1,200	
3	0681	POLE SHED	0	100	11	30			15.00	100	2008	2008	3	52	2,574	
4	0681	POLE SHED	0	100	20	30			15.00	100	2008	2008	3	52	4,680	
5	0681	POLE SHED	0	100	30	18			11.25	100	2012	2012	3	68	4,131	
6	0681	POLE SHED	0	100	30	18			11.25	100	2012	2012	3	68	4,131	
TOTALS														17,756		

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[YR=2007] W48 UOP=[YR=2019] N8 W14 S8 E14\$ W28 S16 E40 UOP=[YR=2019] S8 E12 N8 W12\$ E36 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	000115	C	SFR ACRES	100	0006	OR	0.00	0.00	2.74	AC		1.00	1.00	1.00	30,000.00	30,000.00	82,200							