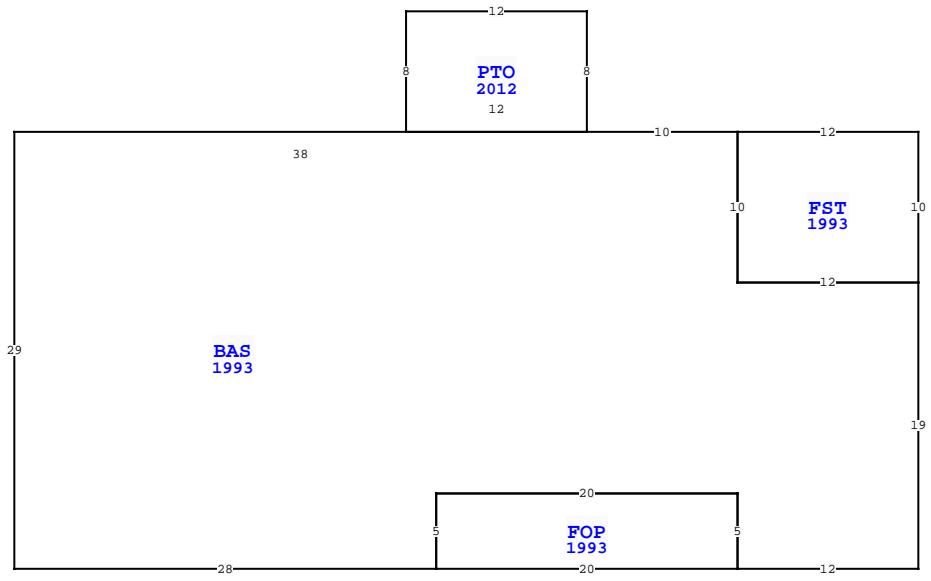




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	15	CONC BLOCK	90
Exterior Wall	20	FACE BRICK	10
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	08	SHT VINYL	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		1.5	100
Frame	03	MASONRY	100
Stories	1.	1.	100
Units		0	100
BUD8 Adjustme	03	DIST HI	100
Occupancy	00	NONE	100
Quality	03	Quality Level	03
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	06
NEIGHBORHOOD/LOC	6001.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	1,520	100	1,520
FOP	100	30	30
FST	120	55	66
PTO	96	5	5
TOTALS	1,836		1,621
			99,793

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,621	99.9600	94.96	153,930	1959	1959	0	0	0	35.17	64.83
1 SINGLE FAM - 100% - 2007 Heated Area: 1520 HX Base Yr 2007												



NASSAU COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 3			Tax Dist:	
BUILDING MARKET VALUE			99,793	
TOTAL MARKET OB/XF VALUE			13,147	
TOTAL LAND VALUE - MARKET			50,805	
TOTAL MARKET VALUE			163,745	
SOH/AGL Deduction			57,607	
ASSESSED VALUE			106,138	
TOTAL EXEMPTION VALUE			HX HB 50,000	
BASE TAXABLE VALUE			56,138	
TOTAL JUST VALUE			163,745	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			160,173	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20210149	SWIM POOL	0	07/28/2021
9319144	NEW CONSTR	1,600	09/09/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1481/0489	2/27/2007	WD	U	I	01	100
GRANTOR: QUINONES HERIBERTO JR						
GRANTEE: QUINONES HERIBERTO						
1481/0487	2/27/2007	QC	U	I	07	100
GRANTOR: QUINONES HERIBERTO JR						
GRANTEE: QUINONES HERIBERTO						

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
1	0511	GARAGE CB-	0	100	30	29		40.00	40.00	100	1980	1980
2	0812	CONCRETE C	0	100	0	0		4.00	4.00	100	1980	1980

TOTAL OB/XF													13,147	
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT		
1	000100	C	SFR	100	0006	R-2	85.00	130.00	85.00	FF	1	1.11		
2	000100	C	SFR	100	0006	R-2	75.00	130.00	75.00	FF		1.00		

BUILDING NOTES												

BUILDING DIMENSIONS												
FST=[YR=1993] W12 BAS=[YR=1993] W10 PTO=[YR=2012] N8 W12 S8 E12 \$ W38 S29 E28 FOP=[YR=1993] E20 N5 W20 S5 \$ N5 E20 S5 E12 N19 W12 N10 \$ S10 E12 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	000100	C	SFR	100	0006	R-2	85.00	130.00	85.00	FF	1	1.11	1.00	1.11	300.00	333.00	28,305								
2	000100	C	SFR	100	0006	R-2	75.00	130.00	75.00	FF		1.00	1.00	1.00	300.00	300.00	22,500								