

PT OF LOT 2
IN OR 2542/1536
CALICO TRAILS PB 6/4-5

SMERLICK JOHN G & JENNIFER E
708 CLEMENS RD
SUNBURY, PA 17801

2024

10-1S-24-021C-0002-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMMT 70
Interior Floo	11	CLAY TILE 30
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
Occupancy	00	NONE 100

Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8003.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,652	100	1,652	193,398
FGR	462	55	254	29,735
FOP	52	30	16	1,873
FOP	96	30	29	3,395
TOTALS	2,262		1,951	228,402

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	
2	0810	CONCRETE A	0	0	0	0	398.00	SF	6.50	6.50	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000115	C	SFR ACRES	0	0006	OR	0.00	0.00	1.00	AC	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	1,951	108.2753	135.34	264,048	2000	2005	0	0	0	13.50
1 SNGL FAM - 0% - 2023 Heated Area: 1652 HX Base Yr											
9003 FORD RD, BRYCEVILLE											

TOTAL OB/XF											
4,984											

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4,984											

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 6			Tax Dist:
BUILDING MARKET VALUE			228,402
TOTAL MARKET OB/XF VALUE			4,984
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			268,386
SOH/AGL Deduction			0
ASSESSED VALUE			268,386
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			268,386
TOTAL JUST VALUE			268,386
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			253,920

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21013676	SHINGLES	10,500	10/06/2021
B007078	NEW CONSTR	100,000	04/01/2000

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2542/1536	2/23/2022	WD	Q	I	01
GRANTOR: OPENDOOR PROPERTY TRU					SALE PRICE
GRANTEE: SMERLICK JOHN G & J					337,500
2518/0518	11/30/2021	WD	U	I	37
GRANTOR: REED CAROLYN F/K/A CA					299,000
GRANTEE: OPENDOOR PROPERTY T					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2000] W14 FOP=[YR=2000] N8 W12 S8 E12\$ W32 S39 E11 FOP=[YR=2000] S4 E9 N4 W3 N4 W4 S4 W2\$ E2 N4 E4 S4 E8 FGR=[YR=2000] S16 E21 N22 W21 S6\$ N6 E21 N33\$.											