



BUILDING CHARACTERISTICS					MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										
CONSTRUCTION					VALUATION SUMMARY										PAGE 1 of 1										
ELEMENT	CD	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND												
Exterior Wall	06	BD/BATTEN 90	0900	01	2,686	114.6096	143.26	384,796	2020	2020	0	0	0	2.18	97.82										
Exterior Wall	21	STONE 10	1 SNGL FAM - 100% - 2021													Heated Area: 2283 HX Base Yr 2021									
Roof Structur	08	IRREGULAR 100																							
Roof Cover	03	COMP SHNGL 100																							
Interior Wall	05	DRYWALL 100																							
Interior Floo	11	CLAY TILE 70																							
Interior Floo	14	CARPET 30																							
Air Condition	03	CENTRAL 100																							
Heating Type	04	AIR DUCTED 100																							
Bedrooms	3	100																							
Bathrooms	2.5	100																							
Frame	02	WOOD FRAME 100																							
Stories	1.	1. 100																							
Units	0	100																							
Occupancy	00	NONE 100																							