

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	70
Interior Floo	11	CLAY TILE	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Occupancy	00	NONE	100
Quality	04	Quality Level 04	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4043.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	2,908	100	2,908
BAS	216	100	216
FGR	484	55	266
FOP	98	30	29
TOTALS	3,706		3,419
			426,492

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	3,419	109.0614	136.33	466,112	2006	2006	0	0	8.50	91.50

1 SNGL FAM - 100% - 2015 Heated Area: 3124 HX Base Yr 2015

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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		426,492	
TOTAL MARKET OB/XF VALUE		42,167	
TOTAL LAND VALUE - MARKET		127,500	
TOTAL MARKET VALUE		596,159	
SOH/AGL Deduction		241,145	
ASSESSED VALUE		355,014	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		305,014	
TOTAL JUST VALUE		596,159	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		579,977	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B21261	SCRN ENCLOSURE	4,837	04/01/2008
E17849	ELEC OTHER	2,100	08/01/2006
M11887	MECH OTHER	0	08/01/2006
P11368	OTHER	0	07/01/2006
C17748	CO ISSUED	408,015	05/01/2006
R09290	REPAIR/RRF	1,500	05/01/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1885/1839	10/18/2013	WD	Q	I	02	330,000
GRANTOR: SYLVESTRI STEVEN & MA						
GRANTEE: FREDERICO WILLIAM J						
1464/0746	12/08/2006	WD	Q	I		361,000
GRANTOR: RICHMOND AMERICAN HOM						
GRANTEE: SYLVESTRI STEVEN &						

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	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	2006	2006	3	90	3,150	
2	0462	ST/AL FNC	0	100	0	360.00	SF	10.00	10.00	100	2006	2006	3	44	1,584	
3	0811	CONCRETE B	0	100	0	732.00	SF	5.20	5.20	100	2006	2006	3	87	3,312	
4	1244	WD DECK EX	0	100	24	384.00	SF	18.50	18.50	100	2008	2008	3	52	3,694	
5	0861	POOL GUNIT	0	100	0	408.00	SF	85.00	85.00	100	2008	2008	3	52	18,034	
6	0910	SCRN RM L	0	100	38	1,254.00	SF	15.00	15.00	100	2008	2008	3	35	6,584	
7	0845	KOOL DECK	0	100	0	846.00	SF	7.25	7.25	100	2008	2008	3	89	5,459	
8	0877	JACUZZI	0	100	0	1.00	UT	1,000.00	1,000.00	100	2008	2008	3	35	350	
TOTAL OB/XF 42,167																

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS=[YR=2006] W16 BAS=[YR=2008] S9 W24 N9 E24 \$ S9 W24 N9 W20 S48 FGR=[YR=2006] S22 E22 N22 W22 \$ E22 S8 E13 FOP=[YR=2006] E2 N4 E7 S2 E2 S8 W11 N6 \$ E2 N4 E7 S2 E2 E14 N54 \$.			

LAND DESCRIPTION																								
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	000135	C	SFR CNSVTN	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	127,500.00	127,500.00	127,500							