

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	30	VINYL	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	60
Interior Wall	04	PLYWOOD	40
Interior Floor	14	CARPET	60
Interior Floor	12	HARDWOOD	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Quality	04	Quality Level	04
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	08
NEIGHBORHOOD/LOC	8005.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	1,717	100	1,717
FOP	155	30	46
UGR	682	45	307
UOP	200	25	50
TOTALS	2,754		2,120
			66,506

MARKET ADJUSTMENTS																							
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND												
0820	02	2,120	128.0400	89.63	190,016	1989	1996	0	0	65.00	35.00												
1 M/H 93- - 100% - 2003																							
Heated Area: 1717																							
HX Base Yr 2003																							
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td>05/23/2023</td> <td></td> <td></td> </tr> </tbody> </table>												BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE				05/23/2023		
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			05/23/2023																				

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE			66,506
TOTAL MARKET OB/XF VALUE			4,521
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			121,027
SOH/AGL Deduction			64,011
ASSESSED VALUE			57,016
TOTAL EXEMPTION VALUE	HX HB		32,016
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			121,027
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			125,273

PERMIT NUM	DESCRIPTION	AMT	ISSUED
7628	MH MOVE-ON	35,000	01/09/1989

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2713/1621	5/16/2024	SW	U	I	11	100
GRANTOR: DARMOFAL EDWIN J						
GRANTEE: DARMOFAL EDWIN J LI						
1095/0133	11/18/2002	WD	Q	I		124,000
GRANTOR: HOLTON ROBERT A & JOA						
GRANTEE: DARMOFAL EDWIN J &						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=1993] W27 UOP=[YR=2002] N10 W20 S10 E20 \$ W37	
UGR=[YR=2002] W22 S31 E22 N31 \$ S27 E24 FOP=[YR=2002] S9	
E16 N10 W7 S1 W5 N1 W4 S1 \$ N1 E4 S1 E5 N1 E7 S1 E24 N27 \$.	

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	0810	CONCRETE A	0	100	0	0			519.00	SF	6.50	100	1989	1989	3	57	1,923	
2	0500	FP-PRE FAB	0	100	0	0			1.00	UT	3,500.00	3,500.00	100	1989	1989	3	66	2,310
3	0752	USP	0	100	16	4			64.00	SF	15.00	15.00	100	2002	2002	3	30	288
TOTAL OB/XF 4,521																		

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	000102	C	SFR/MH	100		OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							