

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall31HARDIE BRD 80
Exterior Wall20FACE BRICK 20
Roof Structur03GABLE/HIP 100
Roof Cover03COMP SHNGL 100
Interior Wall05DRYWALL 100
Interior Floo12HARDWOOD 70
Interior Floo11CLAY TILE 30
Air Condition03CENTRAL 100
Heating Type04AIR DUCTED 100
Bedrooms3 100
Bathrooms2 100

Frame Stories Units02WOOD FRAME 100
1. 100
0 100
Occupancy00NONE 100

Quality03Quality Level 03
DOR CODE0100SINGLE FAMILY
MAP NUMMKT AREA08
NEIGHBORHOOD/LOC8026.00

AREATYPETOTAL GROSS AREAPCT OF BASETOT ADJ ASUBAREA MARKET VALUE
BAS1,9551001,955236,667
FCP2,6152565479,171
FOP3,12030936113,310

TOTALS7,6903,545429,148

MARKET ADJUSTMENTS

TYPEDMLEFF. AREA TOT ADJ PTS EFF. BASE RATE REPL. COST NEW AYB EYB ECON FNCT NORM % COND

0900013,545103.8600129.82460,212201020100006.7593.25

1 SNGL FAM - 100% - 2012 Heated Area: 1955 HX Base Yr 2012

Floor Plan Diagram:
A rectangular lot with dimensions: 65' x 30'.
Internal walls/dimensions include: 2.9', 12', 2.9', 46', 22', 14', 5', 35', 26', 19', 12', 2.1', 48', 2.9'.
Rooms are labeled: FCP 2010, FOP 2010, BAS 2010.

NASSAU COUNTY PROPERTY VALUATION SUMMARY

VALUATION BY Tax Group: 6 Tax Dist:

BUILDING MARKET VALUE 448,575
TOTAL MARKET OB/XF VALUE 10,920
TOTAL LAND VALUE - MARKET 73,500
TOTAL MARKET VALUE 532,995
SOH/AGL Deduction 291,949
ASSESSED VALUE 241,046
TOTAL EXEMPTION VALUE HX HB 50,000
BASE TAXABLE VALUE 191,046
TOTAL JUST VALUE 532,995
NCON VALUE 0
INCOME VALUE
PREVIOUS YEAR MKT VALUE 505,297

PERMIT NUM DESCRIPTION AMT ISSUED

C21978 C0 ISSUED 0 08/01/2010
E21321 NEW CONSTR 5,600 10/01/2008
M14194 H/AC 0 10/01/2008
P13507 NEW CONSTR 0 10/01/2008
R11585 REPAIR/RRF 10,000 10/01/2008
B21978 NEW CONSTR 258,984 10/01/2008

SALES DATA OFF RECORD Number DATE TYPE INST Q U I V I RSN CD SALE PRICE

1546/0067 1/14/2008 WD U I 01 100
GRANTOR:ANDERSON ALBERT J & S
GRANTEE:PIPPIN PERRY J & SH

BUILDING NOTES

BUILDING DIMENSIONS FCP=[YR=2010] W30 FOP=[YR=2010] W65 S48 E65 N26 BAS=[YR=2010] W5 S19 W55 N12 W2 N21 U2 R2 E12 D2 R2 E46 S14\$ N22\$ S8 W46 U2 L2 W12 D2 L2 S21 E2 S12 E55 N19 E35 N22\$.

LAND DESCRIPTION TOTAL OB/XF 10,920

L N USE CODE CLS LAND USE DESCRIPTION CAP R D LOC ZONE FRONT DEPTH TOT LND UTS UNIT TYPE D T DPTH FACT % COND TOT ADJ UNIT PRICE ADJ UNIT PRICE LAND VALUE OTHER ADJUSTMENTS AND NOTES YEAR DENSITY DECL FRZ YR CONSRV

1 000115 C SFR ACRES 100 OR 0.00 0.00 2.10 AC 1.00 1.00 1.00 35,000.00 35,000.00 73,500

[illegible]