

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	VALUATION BY								STANDARD																				
Exterior Wall	05	AVERAGE 100								0800	02	1,620	117.2000	87.90	142,398	1994	1994	0	0	0	70.00	30.00	Tax Group: 4								Tax Dist:																				
Roof Structur	03	GABLE/HIP 100								1 M/H 94+ - 100% - 0														Heated Area: 1620														HX Base Yr													
Roof Cover	03	COMP SHNGL 100								27 BAS 1994 27														BUILDING MARKET VALUE														42,719													
Interior Wall	05	DRYWALL 100																						TOTAL MARKET OB/XF VALUE														1,154													
Interior Floo	14	CARPET 80																						TOTAL LAND VALUE - MARKET														85,000													
Interior Floo	08	SHT VINYL 20																						TOTAL MARKET VALUE														128,873													
Air Condition	03	CENTRAL 100																						SOH/AGL Deduction														73,464													
Heating Type	04	AIR DUCTED 100																						ASSESSED VALUE														55,409													
Bedrooms		3 100																						TOTAL EXEMPTION VALUE														HX HB WR 35,409													
Bathrooms		2 100																						BASE TAXABLE VALUE														20,000													
Frame	02	WOOD FRAME 100																						TOTAL JUST VALUE														128,873													
Stories	1.	1. 100																						NCON VALUE														0													
Units		0 100																						INCOME VALUE																											
																								PREVIOUS YEAR MKT VALUE														126,052													