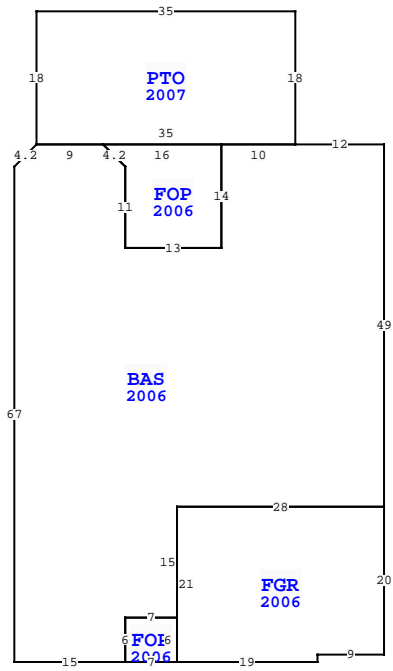


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	90
Exterior Wall	21	STONE	10
Roof Structure	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	15	HARDTILE	60
Interior Floor	14	CARPET	40
Air Condition	03	CENTRAL	100
Heating Type	04	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	03	Quality Level 03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4042.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	2,679	100	2,679
FGR	579	55	318
FOP	42	30	13
FOP	187	30	56
PTO	630	5	32
TOTALS	4,117		3,098
			390,221

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SNGL FAM	- 100%	- 2007								
Heated Area: 2679						HX Base Yr 2007					



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE	390,221		
TOTAL MARKET OB/XF VALUE	11,759		
TOTAL LAND VALUE - MARKET	165,000		
TOTAL MARKET VALUE	566,980		
SOH/AGL Deduction	340,310		
ASSESSED VALUE	226,670		
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE	176,670		
TOTAL JUST VALUE	566,980		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	574,570		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B20641	SCRN ENCLOSURE	15,000	10/01/2007
M11040	MECH OTHER	0	02/01/2006
E16436	ELEC OTHER	2,000	12/01/2005
P10446	OTHER	0	12/01/2005
C16196	CO ISSUED	250,000	10/01/2005
B16196	NEW CONSTR	250,000	10/01/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2120/0107	5/12/2017	LE U	I	I	11	100
GRANTOR: HALLIDAY JOHN & THEODORA						
GRANTEE: HALLIDAY LISA A & L						
1437/0025	8/14/2006	WD Q	I			460,000
GRANTOR: MORRISON HOMES INC						
GRANTEE: HALLIDAY JOHN & THEODORA						

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	0810	CONCRETE A	0	100	0	918.00	SF	6.50	6.50	100	2006	2006	3	87	5,191	
3	0911	SCRN RM A	0	100	18	630.00	SF	17.50	17.50	100	2007	2007	3	31	3,418	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/18/2024	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2006] W12 PTO=[YR=2007] N18 W35 S18E35\$ W10	
FOP=[YR=2006] W16 D3 R3 S11 E13 N14\$S14W13N11 U3 L3 W9	
L3 D3 S67 E15 FOP=[YR=2006] E7 FGR=[YR=2006] E19 N1 E9 N20	
W28 S21\$ N6 W7S6\$N6E7N15E28 N49\$.	

LAND DESCRIPTION												TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	165,000.00	165,000.00	165,000							