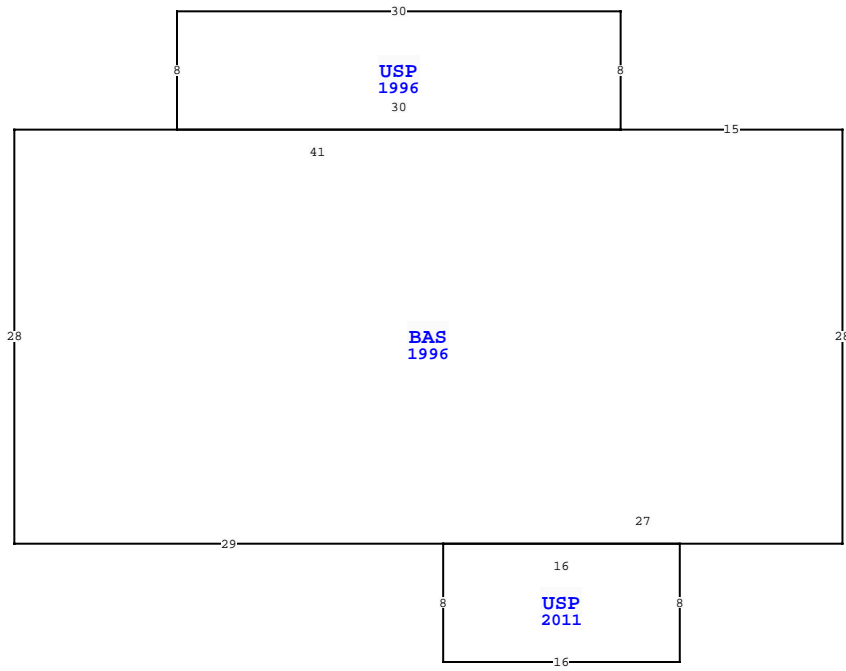


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	04	PLYWOOD 100	
Interior Floo	14	CARPET 70	
Interior Floo	08	SHT VINYL 30	
Air Condition	01	NONE 100	
Heating Type	02	CONVECTION 100	
Bedrooms		4 100	
Bathrooms		1 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Units		0 100	
Quality	03	Quality Level 03	
DOR CODE		0200 MOBILE HOME	
MAP NUM		MKT AREA	09
NEIGHBORHOOD/LOC		9001.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	1,568	100	1,568
USP	240	50	120
USP	128	50	64
TOTALS	1,936		1,752

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0820	02	1,752	111.8000	78.26	137,112	1968	1978	0	0	70.00	30.00	
1 M/H 93- - 100% - 1997 Heated Area: 1568 HX Base Yr 1997												



NASSAU COUNTY PROPERTY		PAGE 1 of 1	6
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE			41,134
TOTAL MARKET OB/XF VALUE			6,672
TOTAL LAND VALUE - MARKET			45,000
TOTAL MARKET VALUE			92,806
SOH/AGL Deduction			51,164
ASSESSED VALUE			41,642
TOTAL EXEMPTION VALUE	HX HB DX		30,000
BASE TAXABLE VALUE			11,642
TOTAL JUST VALUE			92,806
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			90,827

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH98	MH MOVE-ON	0	09/01/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0785/1523	2/26/1997	QC	U	I	06	100
GRANTOR: FINLEY JAMES HOWARD						
GRANTEE: FINLEY WILLIAM & MA						
0785/1521	2/26/1997	WD	U	I	06	100
GRANTOR: MIMBS BARBARA						
GRANTEE: FINLEY WILLIAM ETAL						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		06/13/2023	MLU

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	0681	POLE SHED	0	10 14	224.00	SF	15.00	15.00	100	1984	1984	3	20	672	
2	0936	SEPTC TANK	0	0 0	1.00	UT	6,000.00	6,000.00	100	1995	1995	3	100	6,000	

BUILDING NOTES	
BAS=[YR=1996] W15 USP=[YR=1996] N8 W30 S8 E30\$ W41 S28 E29 USP=[YR=2011] S8 E16 N8 W16\$ E27 N28\$.	

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	DPH 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	1.50	AC		1.00	1.00	1.00	30,000.00	30,000.00	45,000								