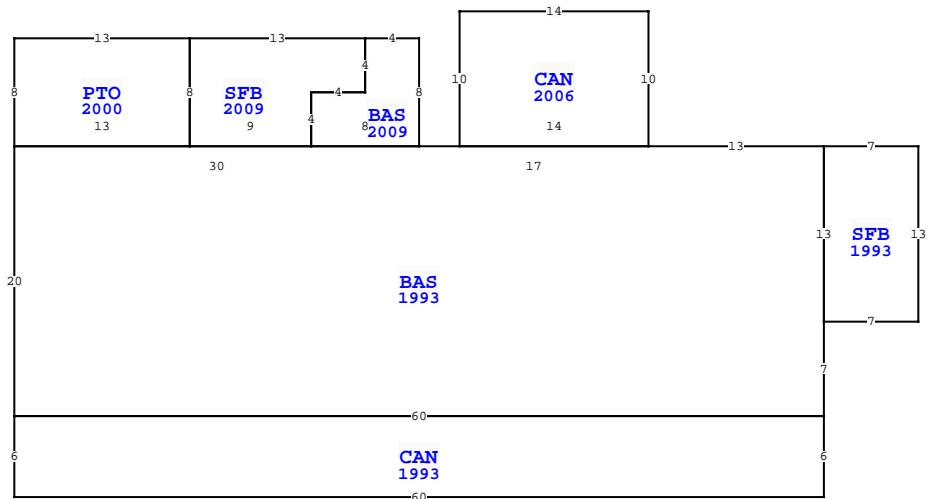




BUILDING CHARACTERISTICS		CONSTRUCTION		
ELEMENT	CD			
Exterior Wall	15	CONC BLOCK	70	
Exterior Wall	19	COMMON BRK	30	
Roof Structure	02	SHED	100	
Roof Cover	12	MODULAR MT	100	
Interior Wall	08	DECORATIVE	90	
Interior Wall	01	MINIMUM	10	
Interior Floor	14	CARPET	90	
Interior Floor	08	SHT VINYL	10	
Ceiling	02	F.NOT SUS	100	
Air Condition	03	CENTRAL	100	
Heating Type	04	AIR DUCTED	100	
Fixtures		2	100	
Frame	03	MASONRY	100	
Story Height		9	100	
RMS		3	100	
Stories	1.	1.	100	
Units		0	100	
BUD8 Adjustme	01	DIST CA	100	
Quality	08	Quality	Level 03	
DOR CODE	1100	STORES,	1 STORY	
MAP NUM		MKT AREA	07	
NEIGHBORHOOD/LOC		1290.100		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,200	100	1,200	84,492
BAS	48	100	48	3,380
CAN	360	30	108	7,605
CAN	140	30	42	2,957
PTO	104	5	5	352
SFB	91	80	73	5,140
SFB	88	80	70	4,929
TOTALS	2,031		1,546	108,854

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	RETAILSTOR	- 0%	- 0								
Heated Area: 1391 HX Base Yr											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE			108,854
TOTAL MARKET OB/XF VALUE			2,759
TOTAL LAND VALUE - MARKET			70,104
TOTAL MARKET VALUE			181,717
SOH/AGL Deduction			33,675
ASSESSED VALUE			148,042
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			148,042
TOTAL JUST VALUE			181,717
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			184,816

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B2847	REMODEL	0	10/24/2005
2065	REMODEL	1,000	06/04/1997
2207	REMODEL	730	06/08/1988

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0778/0288	12/02/1996	WD	U	I	01	100

GRANTOR: CLARK LOUELLA C  
GRANTEE: CLARK FRANCIS L & B

EXTRA FEATURES		542220 US HWY 1, CALLAHAN															
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	0803	ASPHALT C	0	0	0	0	1,920.00	SF	1.00	1.00	100	1975	1975	3	50	960	
2	0812	CONCRETE C	0	0	0	0	1,153.00	SF	4.00	4.00	100	1975	1975	3	26	1,199	
3	4950	BOLLARD	0	0	0	0	6.00	UT	100.00	100.00	100	2000	2000	3	100	600	

TOTAL OB/XF												2,759					
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BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W13 CAN=[YR=2006] N10 W14 S10 E14\$ W17 BAS=[YR=2009] N8 W4 SFB=[YR=2009] W13 PTO=[YR=2000] W13 S8 E13 N8\$ S8 E9 N4 E4 N4\$ S4 W4 S4 E8\$ W30 S20 CAN=[YR=1993] S6 E60 N6 W60\$ E60 N7 SFB=[YR=1993] E7 N13 W7 S13\$ N13\$.											

LAND DESCRIPTION		TOTAL OB/XF												2,759										
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	001100	C	STORE 1FLR	0	0004	CH	87.00	100.00	8,763.00	SF		1.00	1.00	1.00	8.00	8.00	70,104							