



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 70
Interior Floo	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		3.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

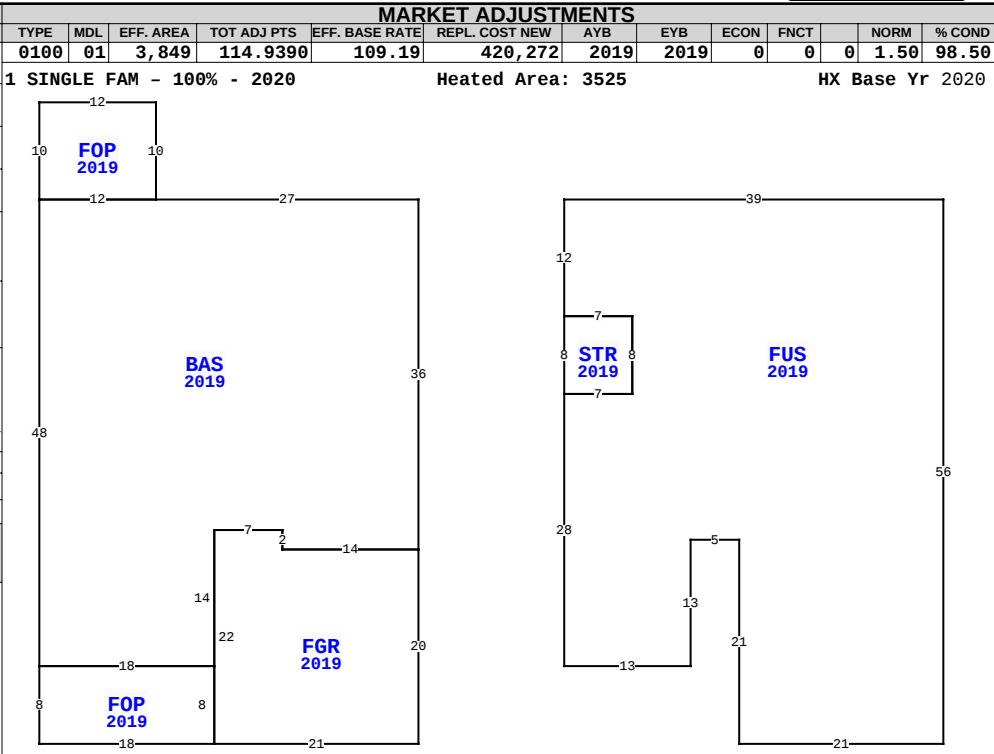
Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4089.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,606	100	1,606	172,729
FGR	434	55	239	25,705
FOP	120	30	36	3,872
FOP	144	30	43	4,625
FUS	1,919	100	1,919	206,393
STR	56	10	6	645

TOTALS	4,279		3,849	413,968
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0810	CONCRETE A	0 100	12	3	36.00	SF	6.50	6.50
2	0811	CONCRETE B	0 100	0	0	704.00	SF	5.20	5.20

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000134	C	SFR POND	100		RSF-2	0.00	0.00	1.00



BLD DATE	03/03/2023	NW	LGL DATE	
XF DATE			LAND DATE	05/17/2023
INC DATE			AG DATE	MLU

TOTAL OB/XF									
3,817									

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3,817									

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		413,968	
TOTAL MARKET OB/XF VALUE		3,817	
TOTAL LAND VALUE - MARKET		75,000	
TOTAL MARKET VALUE		492,785	
SOH/AGL Deduction		149,663	
ASSESSED VALUE		343,122	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		293,122	
TOTAL JUST VALUE		492,785	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		504,376	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C1902739	CO ISSUED	0	08/19/2019
B1902739	NEW CONSTR	460,279	03/20/2019

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2300/1688	8/27/2019	SW	Q	I	02
GRANTOR: D R HORTON INC-JACKSO					SALE PRICE
GRANTEE: MISCHLEY WALTER & J					
2235/1921	11/08/2018	SW	Q	V	05
GRANTOR: NASSAU PARTNERS LLC					741,000
GRANTEE: D R HORTON INC-JACK					

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2019] W27 FOP=[YR=2019] N10 W12 S10 E12\$ W12 S48 FOP=[YR=2019] S8 E18 FGR=[YR=2019] E21 N20 W14 N2 W7 S22\$ N8 W18\$ E18 N14 E7 S2 E14 N36\$ PTR= E15 FUS=[YR=2019] E39 S56 W21 N21 W5 S13 W13 N28 STR=[YR=2019] N8 E7 S8 W7\$ E7 N8 W7 N12\$ W15\$.									