



BUILDING CHARACTERISTICS			
ELEMENT	CD	CONSTRUCTION	
Exterior Wall	05	AVERAGE 100	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 70	
Interior Floor	13	LVT/LAMNT 30	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories		0 0 100	
Units		0 100	
Quality	04	Quality Level 04	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4007.00		

MARKET ADJUSTMENTS										
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	% COND
0800	02	2,537	129.1400	96.86	245,734	2022	2022	0	0	1.00
3 M/H 94+ - 100% - 2024				Heated Area: 2473				HX Base Yr 2024		

The diagram illustrates a property lot with the following dimensions and area calculations:

- Top Section (DCK 2022):** A small rectangular area with a width of 11 and a height of 16. The total area is 182.
- Left Section (BAS 2022):** A large rectangular area with a width of 35 and a height of 30. The total area is 1050.
- Bottom Section (DCK 2022):** A rectangular area with a width of 12 and a height of 12. The total area is 144.
- Right Section (BAS 2022):** A rectangular area with a width of 18 and a height of 12. The total area is 216.

The total area of the lot is 2473.

BLD DATE	LGL DATE
	05/20/2022

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		243,277	
TOTAL MARKET OB/XF VALUE		5,330	
TOTAL LAND VALUE - MARKET		70,200	
TOTAL MARKET VALUE		318,807	
SOH/AGL Deduction		0	
ASSESSED VALUE		318,807	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		268,807	
TOTAL JUST VALUE		318,807	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		302,582	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,473	100	2,473	237,140
DCK	164	15	25	2,398
DCK	196	15	29	2,781
FOP	32	30	10	959
TOTALS	2,865		2,537	243,277

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22002126	MH MOVE-ON	0	02/08/2022

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD
2524/0132	12/20/2021	SW	Q	V	01
GRANTOR: BLOCKER ROBERT L					
GRANTEE: VEAL LATRELLE D & J					
0970/0197	2/08/2001	WD	U	I	06
GRANTOR: DOUGLAS WENDY BASS					
GRANTEE: BLOCKER ROBERT L					

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
1	0810	CONCRETE A	0 100	20	41	820.00	SF	6.50	6.50	100	2022	2022	3	100

BUILDING NOTES									
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BUILDING DIMENSIONS
BAS=[YR=2022] W34 DCK=[YR=2022] N12W11N4W4 S16E15\$ W35 S30 E6 S15 E29 N15 E4 DCK=[YR=2022] S12E6S5E4N5E2N12 FOP=[YR=2022] N4W8S4E8\$ W12\$ E4 N4 E8 S4 E18 N30\$.

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000102	C	SFR/MH	100	0005	OR	0.00	0.00	1.04