



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 60
Interior Floor	08	SHT VINYL 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 07
NEIGHBORHOOD/LOC	7004.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,537	100	1,537	187,211
FGR	441	55	243	29,598
FOP	37	30	11	1,340
PTO	100	5	5	609
TOTALS	2,115		1,796	218,759

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	0	0	667.00	SF	6.50	6.50	100	2014	2014	3	95

LAND DESCRIPTION														
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
1	000100	C	SFR	100	0003	RL	0.00	0.00	1.00	UT		1.00	1.00	1.00

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND		
0900	01	1,796	104.5000	130.62	234,594	2014	2014	0	0	0	6.75	93.25		
1 SNGL FAM - 100% - 2021 Heated Area: 1537 HX Base Yr 2021														

TOTAL OB/XF 4,119														
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	0	0	667.00	SF	6.50	6.50	100	2014	2014	3	95

TOTAL OB/XF 4,119														
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	0	0	667.00	SF	6.50	6.50	100	2014	2014	3	95

NASSAU COUNTY PROPERTY		PAGE 1 of 1	1
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		218,759	
TOTAL MARKET OB/XF VALUE		4,119	
TOTAL LAND VALUE - MARKET		40,000	
TOTAL MARKET VALUE		262,878	
SOH/AGL Deduction		55,306	
ASSESSED VALUE		207,572	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		157,572	
TOTAL JUST VALUE		262,878	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		253,613	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B3821	NEW CONSTR	74,702	11/22/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2342/1079	2/27/2020	WD	Q	I	01	212,000
GRANTOR: SCHNEIDER JENIFER C &						
GRANTEE: WILLIAMS CARRIGEN						
2013/0395	10/29/2015	WD	Q	I	01	149,900
GRANTOR: KENNETH L GREENE CONT						
GRANTEE: SCHNEIDER JENIFER C						

BUILDING NOTES														
----------------	--	--	--	--	--	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS														
BAS=[YR=2014] W22 PT0=[YR=2014] N10 W10 S10 E10\$ W18 S46 E12 FOP=[YR=2014] S1 E7 FGR=[YR=2014] S7 E21 N21 W21 S14\$ N6 W6 S5 W1\$ E1 N5 E6 N8 E21 N33\$.														