

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY									
ELEMENT	CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY												
Exterior Wall	30	VINYL 100		0800	02	2,280	117.2000	87.90	200,412	2006	2006	0	0	0	42.00	58.00	VALUATION BY		STANDARD										
Roof Structure	03	GABLE/HIP 100		1 M/H 94+ - 100% - 2018										Heated Area: 2280					HX Base Yr 2018										
Roof Cover	03	COMP SHNGL 100		BAS 2006														Tax Group: 6		Tax Dist:									
Interior Wall	05	DRYWALL 100																		BUILDING MARKET VALUE									
Interior Floor	14	CARPET 80																		TOTAL MARKET OB/XF VALUE									
Interior Floor	08	SHT VINYL 20																		TOTAL LAND VALUE - MARKET									
Air Condition	03	CENTRAL 100																		TOTAL MARKET VALUE									
Heating Type	04	AIR DUCTED 100																		SOH/AGL Deduction									
Bedrooms		4 100																		ASSESSED VALUE									
Bathrooms		2 100																		TOTAL EXEMPTION VALUE									
Frame	02	WOOD FRAME 100																		BASE TAXABLE VALUE									
Stories	1.	1. 100																		TOTAL JUST VALUE									
Units		0 100																		NCON VALUE									
																				INCOME VALUE									
				PREVIOUS YEAR MKT VALUE								159,121																	