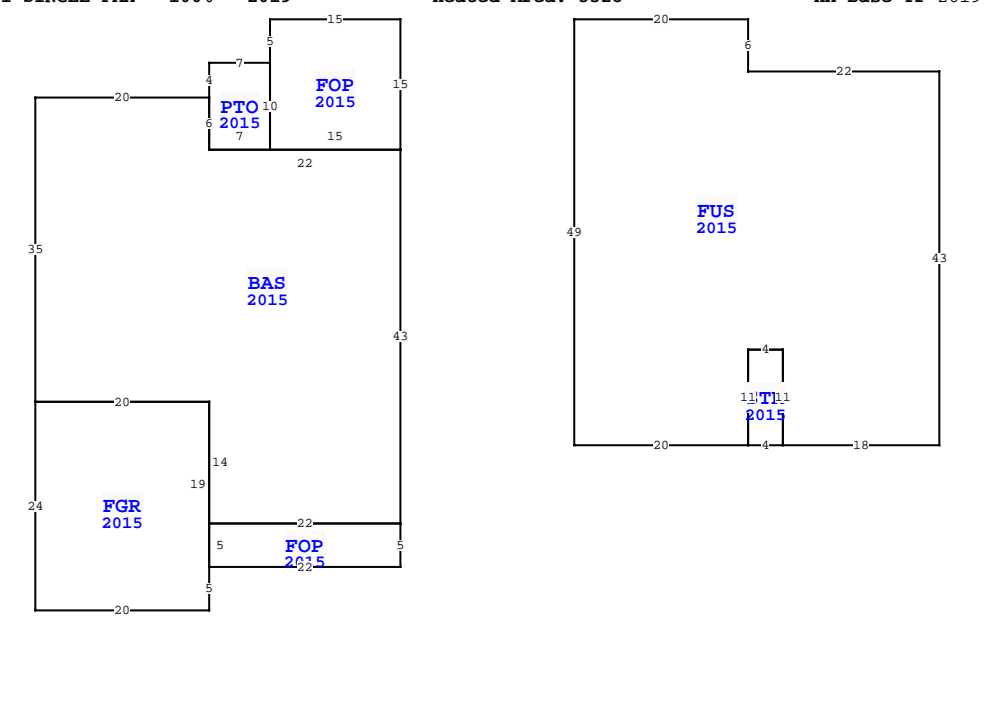


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	05 AVERAGE 70
Exterior Wall	16 WD FR STUC 30
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	11 CLAY TILE 50
Interior Floor	14 CARPET 50
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	5 100
Bathrooms	2.5 100
Frame	02 WOOD FRAME 100
Stories	2. 2. 100
Units	0 100
Occupancy	00 NONE 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	3,901	113.2290	107.57	419,631	2015	2015	0	0	0	3.65	96.35



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			404,314
TOTAL MARKET OB/XF VALUE			5,071
TOTAL LAND VALUE - MARKET			75,000
TOTAL MARKET VALUE			484,385
SOH/AGL Deduction			201,777
ASSESSED VALUE			282,608
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			232,608
TOTAL JUST VALUE			484,385
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			466,221

Quality	06 Quality Level 06			
DOR CODE	0100 SINGLE FAMILY			
MAP NUM	MKT AREA 04			
NEIGHBORHOOD/LOC	4107.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,646	100	1,646	170,597
FGR	480	55	264	27,361
FOP	110	30	33	3,420
FOP	225	30	68	7,048
FUS	1,882	100	1,882	195,058
PTO	70	5	4	414
STR	44	10	4	414
TOTALS	4,457		3,901	404,314

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1530806	CO ISSUED	0	11/06/2015
B1530806	NEW CONSTR	424,750	07/01/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2215/1505	7/27/2018	WD Q	Q	I	01	297,000

GRANTOR: LOPEZ ANGEL ANTONIO &
GRANTEE: KJARGAARD RHONDA RA
2014/0224 11/05/2015 SW Q I 01 267,100
GRANTOR: *CONFIDENTIAL*
GRANTEE: *CONFIDENTIAL*

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	OB/XF MKT VALUE	NOTES
1	0810	CONCRETE A	0 100	14	4	56.00	SF	6.50	6.50	100	2015	2015	3	95	346	
2	0811	CONCRETE B	0 100	0	0	756.00	SF	5.20	5.20	100	2015	2015	3	95	3,735	
3	0476	VF 6 SBPL	0 100	0	0	25.00	LF	32.00	32.00	100	2016	2016	3	90	720	
4	0470	VNYL GATE	0 100	0	0	1.00	UT	300.00	300.00	100	2016	2016	3	90	270	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		06/23/2023	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
FOP=[YR=2015] W15 S5 PTO=[YR=2015] W7 S4 BAS=[YR=2015] W20 S35 FGR=[YR=2015] S24 E20 N5 FOP=[YR=2015] E22 N5 W22 S5\$ N19 W20\$ E20 S14 E22 N43 W22 N6\$ S6 E7 N10\$ S10 E15 N15\$ PTR=E20 FUS=[YR=2015] E20 S6 E22 S43 W18 STR=[YR=2015] W4N11 E4 S11\$ N11 W4 S11 W20 N49\$ W20 \$.	

LAND DESCRIPTION										TOTAL OB/XF														
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	000100	C	SFR	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	75,000.00	75,000.00	75,000							