



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 80
Exterior Wall	16	WD FR STUC 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	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	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY

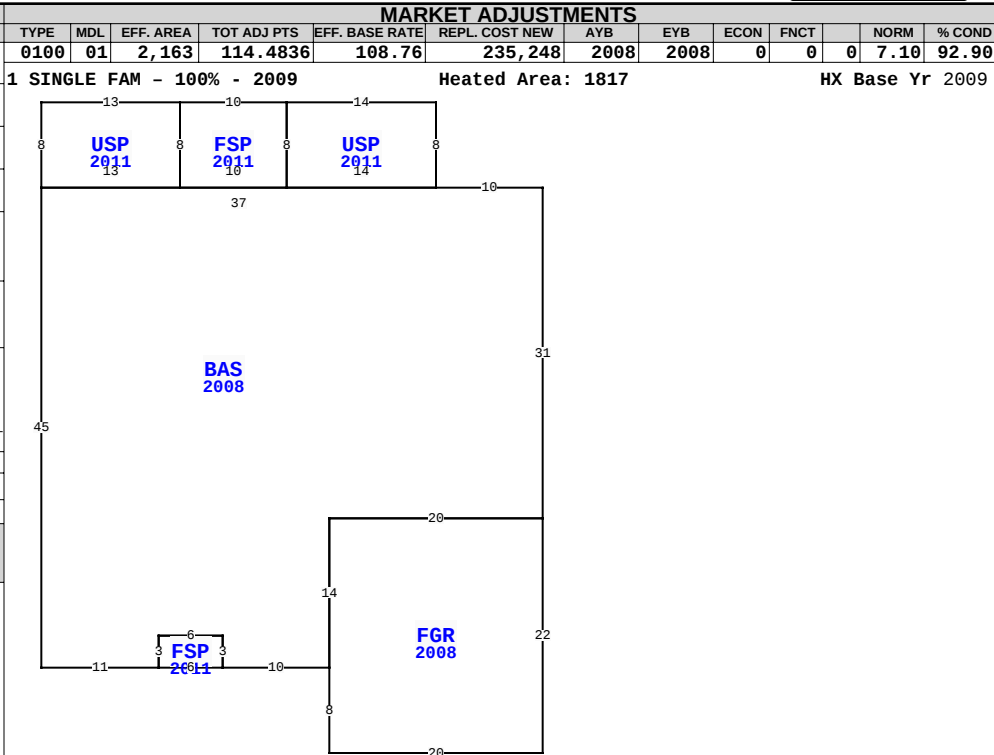
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4038.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,817	100	1,817	183,586
FGR	440	55	242	24,451
FSP	18	40	7	707
FSP	80	40	32	3,233
USP	104	30	31	3,133
USP	112	30	34	3,435

TOTALS	2,571		2,163	218,545
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0811	CONCRETE B	0	100	0	0	756.00	SF	5.20	5.20	
2	0855	CONC PAVER	0	100	30	5	150.00	SF	6.00	6.00	
3	0855	CONC PAVER	0	100	0	0	1,040.00	SF	7.00	7.00	
4	0478	VF 6 SLAT	0	100	0	0	60.00	LF	15.00	15.00	
5	0476	VF 6 SBPL	0	100	0	0	170.00	LF	32.00	32.00	
6	0470	VNYL GATE	0	100	0	0	1.00	UT	300.00	300.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000100	C	SFR	100		PUD	0.00	0.00	1.00	LT	



BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

TOTAL OB/XF											
16,754											

NASSAU COUNTY PROPERTY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		218,545	
TOTAL MARKET OB/XF VALUE		16,754	
TOTAL LAND VALUE - MARKET		55,000	
TOTAL MARKET VALUE		290,299	
SOH/AGL Deduction		139,553	
ASSESSED VALUE		150,746	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		100,746	
TOTAL JUST VALUE		290,299	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		280,666	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24763	ADDITION	4,062	06/01/2011
C21524	CO ISSUED	156,948	09/17/2008
P13436	OTHER	0	08/01/2008
E21045	ELEC OTHER	2,000	07/01/2008
M13969	MECH OTHER	0	07/01/2008
R11326	REPAIR/RRF	2,500	06/01/2008

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2292/1243	7/23/2019	WD	U	I	11
GRANTOR: JUNKAS MICHAEL					
GRANTEE: MR. J'S TRUST					
1585/1091	9/17/2008	WD	Q	I	
GRANTOR: B S LAND INVESTMENTS					
GRANTEE: JUNKAS MICHAEL					

BUILDING NOTES					

BUILDING DIMENSIONS					
BAS=[YR=2008] W10 USP=[YR=2011] N8 W14 FSP=[YR=2011] W10 USP=[YR=2011] W13 S8 E13 N8 \$ S8 E10 N8 \$ S8 E14 \$ W37 S45 E11 FSP=[YR=2011] E6 N3 W6 S3 \$ N3 E6 S3 E10 FGR=[YR=2008] S8 E20 N22 W20 S14 \$ N14 E20 N31 \$.					