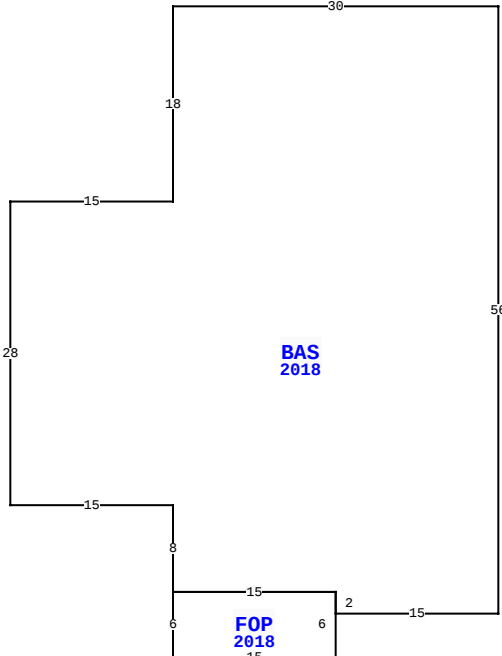




BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY												
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	PAGE 1 of 1																
Exterior Wall	10	ABOVE AVG 100	0800	02	2,097	116.0000	87.00	182,439	2018	2018	0	0	0	7.00	93.00	VALUATION SUMMARY																
Roof Structure	03	GABLE/HIP 100	1 M/H 94+ - 100% - 1978										Heated Area: 2070					HX Base Yr 1978					STANDARD									
Roof Cover	03	COMP SHNGL 100																VALUATION BY					Tax Dist:									
Interior Wall	05	DRYWALL 100																BUILDING MARKET VALUE										169,668				
Interior Floor	08	SHT VINYL 100																TOTAL MARKET OB/XF VALUE										2,117				
Air Condition	03	CENTRAL 100																TOTAL LAND VALUE - MARKET										168,720				
Heating Type	04	AIR DUCTED 100																TOTAL MARKET VALUE										340,505				
Bedrooms	3	100																SOH/AGL Deduction										178,650				
Bathrooms	2	100																ASSESSED VALUE										161,855				
Frame	02	WOOD FRAME 100																TOTAL EXEMPTION VALUE										55,000				
Stories	1.	1. 100																BASE TAXABLE VALUE										106,855				
Units	0	100																TOTAL JUST VALUE										340,505				
BUD8 Adjustme	04	DIST 01 100																NCON VALUE										0				
																		INCOME VALUE														
																		PREVIOUS YEAR MKT VALUE										332,674				