



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories		1. 100
Units		0 100
BUD8 Adjustme	06	DIST 1D 100
Occupancy	00	NONE 100

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	08
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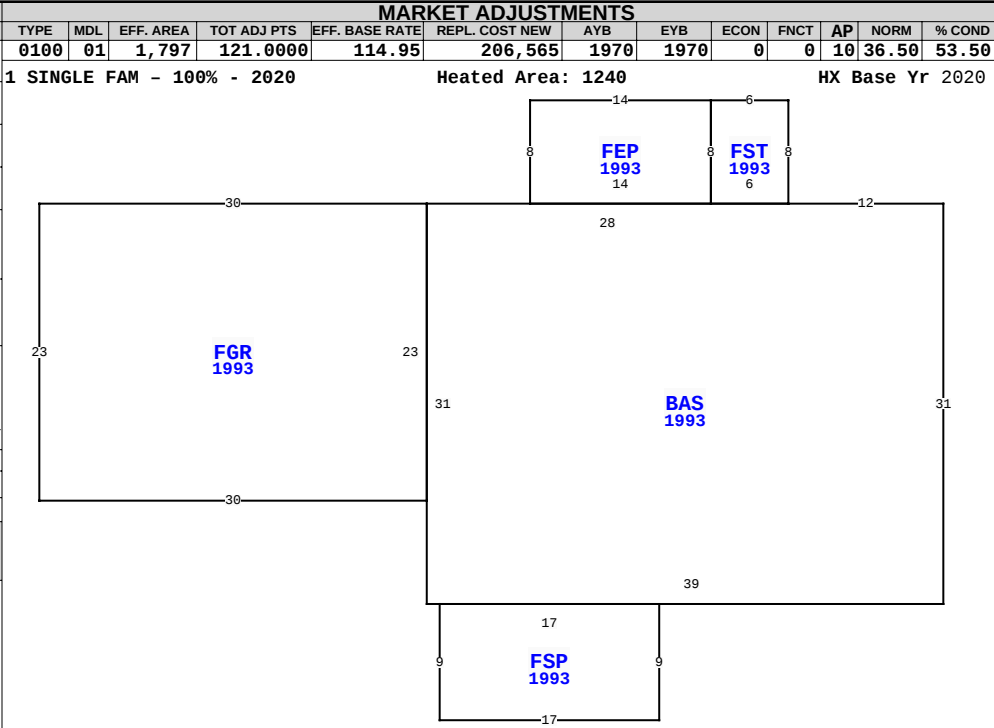
NEIGHBORHOOD/LOC	8026.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,240	100	1,240	76,258
FEP	112	80	90	5,535
FGR	690	55	380	23,369
FSP	153	40	61	3,751
FST	48	55	26	1,599

TOTALS	2,243		1,797	110,512
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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	0810	CONCRETE A	0	100	20	20	400.00	SF	6.50	6.50	
2	0810	CONCRETE A	0	100	0	0	294.00	SF	6.50	6.50	
3	0510	GARAGE WD-	0	100	20	25	500.00	SF	35.00	35.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	NOTES
1	000115	C	SFR ACRES	100	0005	OR	0.00	0.00	1.00	AC	



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

ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
100	1985	1985	3	47	1,222	
100	1993	1993	3	66	1,261	
100	1987	1987	3	20	3,500	

TOTAL OB/XF											
5,983											

NASSAU COUNTY PROPERTY											
PAGE 1 of 1											
VALUATION SUMMARY											
VALUATION BY						STANDARD					
Tax Group: 6						Tax Dist:					
BUILDING MARKET VALUE						110,512					
TOTAL MARKET OB/XF VALUE						5,983					
TOTAL LAND VALUE - MARKET						35,000					
TOTAL MARKET VALUE						151,495					
SOH/AGL Deduction						42,928					
ASSESSED VALUE						108,567					
TOTAL EXEMPTION VALUE						50,000					
BASE TAXABLE VALUE						58,567					
TOTAL JUST VALUE						151,495					
NCON VALUE						0					
INCOME VALUE											
PREVIOUS YEAR MKT VALUE						147,051					

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2315/0581	10/15/2019	WD	Q	I	01	107,000	
GRANTOR: DAVIS WILLIAM C & ROB							
GRANTEE: THOMPSON ALEXANDER							
2297/0473	8/07/2019	WD	U	I	11	100	
GRANTOR: DAVIS WILLIAM C & ROB							
GRANTEE: DAVIS WILLIAM C & R							

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=1993] W12 FST=[YR=1993] N8 W6 FEP=[YR=1993] W14 S8 E14 N8\$ S8 E6\$ W28 FGR=[YR=1993] W30 S23 E30 N23\$ S31 E1 FSP=[YR=1993] S9 E17 N9 W17\$ E39N31\$.											