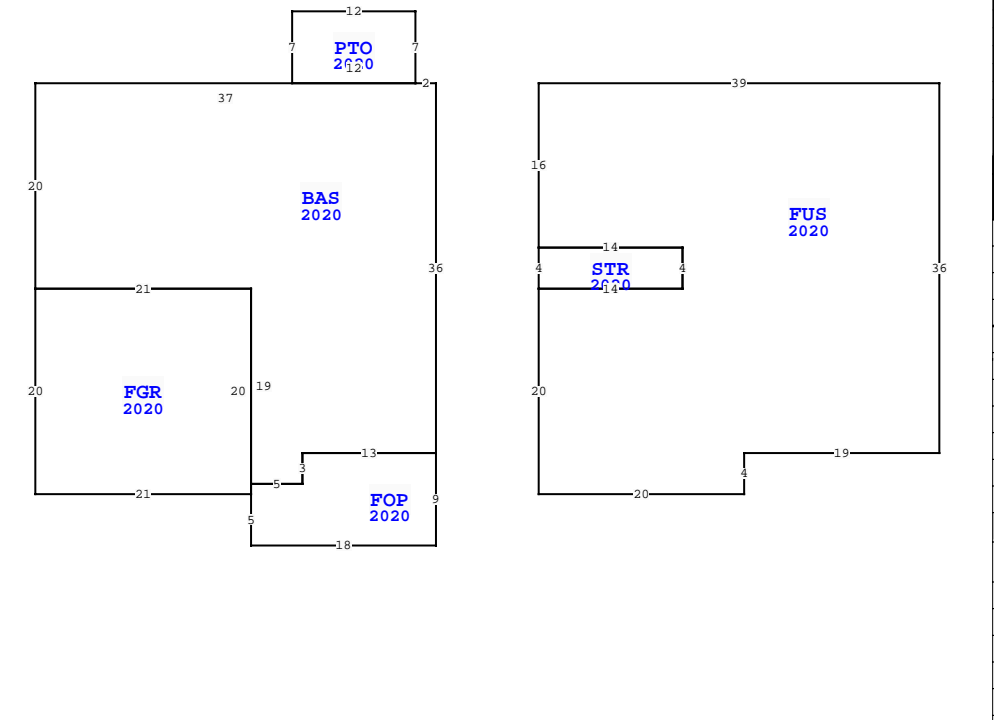




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	11	CLAY TILE	50
Interior Floor	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		5	100
Bathrooms		3	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	2,796	110.8800	105.34	294,531		2020		2020	0	99.00



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,083	100	1,083	112,942
FGR	420	55	231	24,091
FOP	147	30	44	4,589
FUS	1,428	100	1,428	148,922
PTO	84	5	4	417
STR	56	10	6	626
TOTALS	3,218		2,796	291,586

Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4091.00	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/12/2024
INC DATE		AG DATE	MLU

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	0811	CONCRETE B	0	100	0	702.00	SF	5.20	5.20	100	2020	2020	3	99	3,614	

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			PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE			291,586
TOTAL MARKET OB/XF VALUE			3,614
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			345,200
SOH/AGL Deduction			71,870
ASSESSED VALUE			273,330
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			223,330
TOTAL JUST VALUE			345,200
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			327,011

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20012841	CO ISSUED	0	12/22/2020
20005016	NEW CONSTR	332,615	08/13/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2421/0277	12/28/2020	SW	Q	I	01	283,700
GRANTOR: D R HORTON INC-JACKSO						
GRANTEE: POLK JOSHUA A						
2372/1914	7/02/2020	WD	Q	V	05	831,200
GRANTOR: PATRIOT RIDGE LLP						
GRANTEE: D R HORTON INC-JACK						

BUILDING NOTES

BUILDING DIMENSIONS
FUS=[YR=2020;ORIG=10,0] S16 E14 S4 W14 S20 E20 N4 E19 N36 W39 \$
BAS=[YR=2020;ORIG=0,0] W2 W37 S20 E21 S19 E5 N3 E13 N36 \$
FGR=[YR=2020;ORIG=-39,20] S20 E21 N20 W21 \$
FOP=[YR=2020;ORIG=-18,40] S5 E18 N9 W13 S3 W5 S1 \$
PTO=[YR=2020;ORIG=-2,0] N7 W12 S7 E12 \$
STR=[YR=2020;ORIG=10,16] S4 E14 N4 W14 \$
PTR=[ORIG=0,0] E10 W10 \$