

OPENDOOR PROPERTY J LLC
410 N SCOTSDALE RD STE 1600
TEMPE, AZ 85288

42-2N-27-4370-0124-0000

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1										
ELEMENT	CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY												4											
Exterior Wall	10	ABOVE AVG 70		0100	01	2,264	127.5764	121.20	274,397	2015	2015			0	0	3.65	96.35	VALUATION BY					STANDARD																	
Exterior Wall	16	WD FR STUC 30		1 SINGLE FAM - 100% - 2024												Heated Area: 1982					HX Base Yr																			
Roof Structur	03	GABLE/HIP 100																			Tax Group: 4					Tax Dist:														
Roof Cover	03	COMP SHNGL 100																		BUILDING MARKET VALUE					264,382															
Interior Wall	05	DRYWALL 100																		TOTAL MARKET OB/XF VALUE					3,270															
Interior Floo	14	CARPET 60																		TOTAL LAND VALUE - MARKET					50,000															
Interior Floo	11	CLAY TILE 40																		TOTAL MARKET VALUE					317,652															
Air Condition	03	CENTRAL 100																		SOH/AGL Deduction					0															
Heating Type	04	AIR DUCTED 100																		ASSESSED VALUE					317,652															
Bedrooms	3	100																		TOTAL EXEMPTION VALUE					13															
Bathrooms	2	100																		BASE TAXABLE VALUE					0															
Frame	02	WOOD FRAME 100																		TOTAL JUST VALUE																				