

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 80	
Interior Floor	08	SHT VINYL 20	
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	
Quality	03	Quality Level 03	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC		4048.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA
BAS	1,782	100	1,782
			SUBAREA MARKET VALUE
			65,788
TOTALS	1,782		1,782
			65,788

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0800	02	1,782	117.2000	87.90	156,638	1998	1998	0	0	58.00	42.00		
1 M/H 94+ - 0% - 0													
Heated Area: 1782													
HX Base Yr													
<div style="border: 1px solid black; width: 100%; height: 100%; position: relative;"> <span style="position: absolute; top: -20px; left: 50%; transform: translate(-50%, -50%);">66</span> <span style="position: absolute; bottom: -20px; left: 50%; transform: translate(-50%, -50%);">66</span> <span style="position: absolute; left: -20px; top: 50%; transform: translate(-50%, 50%);">27</span> <span style="position: absolute; right: -20px; top: 50%; transform: translate(-50%, 50%);">27</span> <div style="position: absolute; top: 50%; left: 50%; transform: translate(-50%, -50%); color: blue;">           BAS 2003         </div> </div>													

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE			65,788
TOTAL MARKET OB/XF VALUE			5,984
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			121,772
SOH/AGL Deduction			12,647
ASSESSED VALUE			109,125
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			109,125
TOTAL JUST VALUE			121,772
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			120,687

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH013449	MH MOVE-ON	0	04/01/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1217/0037	3/22/2004	WD Q	Q	I		88,500
GRANTOR: MATOS ANTONIO & PAMEL						
GRANTEE: DAWKINS MATTHEW						
1217/0035	3/22/2004	WD U	U	I	07	100
GRANTOR: LEDFORD ROBERT JACK T						
GRANTEE: MATOS ANTONIO & PAM						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2003] W66 S27 E66 N27 \$.	

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	1242	WD DECK A	0	0	8	8			64.00	SF	10.00	10.00	100	2003	2003	3	21	134	
2	0940	SHEDS/PORT	0	0	20	14			280.00	SF	30.00	30.00	100	2001	2001	3	20	1,680	
3	1242	WD DECK A	0	0	10	10			100.00	SF	10.00	10.00	100	2003	2003	3	21	210	
4	0940	SHEDS/PORT	0	0	12	20			240.00	SF	30.00	30.00	100	2012	2012	3	55	3,960	

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	000102	C	SFR/MH	0		RM	104.00	280.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							