

BUILDING CHARACTERISTICS		CONSTRUCTION		
ELEMENT	CD			
Exterior Wall	05	AVERAGE 100		
Roof Structur	03	GABLE/HIP 100		
Roof Cover	12	MODULAR MT 100		
Interior Wall	05	DRYWALL 100		
Interior Floo	14	CARPET 70		
Interior Floo	08	SHT VINYL 30		
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		
BUD8 Adjustme	04	DIST 01 100		
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	SUBAREA MARKET VALUE
BAS	1,456	100	1,456	37,547
DCK	24	15	4	103
UOP	96	25	24	619
UOP	128	25	32	825
TOTALS	1,704		1,516	39,094

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0820	02	1,516	122.8000	85.96	130,315	1986	1991	0	0	70.00	30.00

1 M/H 93- - 100% - 2024 Heated Area: 1456 HX Base Yr 2024

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE			39,094
TOTAL MARKET OB/XF VALUE			5,087
TOTAL LAND VALUE - MARKET			80,000
TOTAL MARKET VALUE			124,181
SOH/AGL Deduction			0
ASSESSED VALUE			124,181
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			74,181
TOTAL JUST VALUE			124,181
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			121,535

PERMIT NUM	DESCRIPTION	AMT	ISSUED
970576	REPAIR/RRF	2,175	01/01/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2660/1539	8/07/2023	QC	U	I	11	100
GRANTOR: SMITH WILLIAM ARTHUR						
GRANTEE: GRIFFIS DELORIS I						
2661/566	2/07/2023	QC	U	I	11	100
GRANTOR: SMITH DAWN BEALE N/K/						
GRANTEE: SMITH WILLIAM ARTHUR						

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

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=1993] W36 UOP=[YR=1993] N8 W16 S2 DCK=[YR=2007] W4 S6 E4 N6\$ S6 E16\$ W16 S28 E12 UOP=[YR=1993] S8 E12 N8 W12\$ E40 N28\$.	

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	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1986	1986	3	60	2,100	
2	0940	SHEDS/PORT	0 100	16	20	320.00	SF	30.00	30.00	100	1994	1994	3	20	1,920	
3	1242	WD DECK A	0 100	9	4	36.00	SF	10.00	10.00	100	1998	1998	3	20	72	
4	1242	WD DECK A	0 100	0	0	153.00	SF	10.00	10.00	100	2014	2014	3	65	995	
TOTALS															5,087	

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	100		OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	80,000.00	80,000.00	80,000							