



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 80
Interior Wall	04	PLYWOOD 20
Interior Floo	14	CARPET 60
Interior Floo	08	SHT VINYL 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100
Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY
MAP NUM	MKT AREA 04	
NEIGHBORHOOD/LOC	4031.00	

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND	
0100	01	2,812	111.9360	106.34	299,028	1976	1976	0	0	5	31.85	63.15	
1 SINGLE FAM - 100% - 1979 Heated Area: 2410 HX Base Yr 1979													

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,410	100	2,410	161,840
FSP	357	40	143	9,603
UGR	576	45	259	17,393
TOTALS	3,343		2,812	188,836

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W			
1	0810	CONCRETE A	0	100	10	20			
2	0810	CONCRETE A	0	100	10	22			
3	0810	CONCRETE A	0	100	0	0			
4	0500	FP-PRE FAB	0	100	0	0			
5	0810	CONCRETE A	0	100	20	20			
6	0810	CONCRETE A	0	100	0	0			

LAND DESCRIPTION										TOTAL OB/XF							4,542		
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	LA VAL		
1	000115	C	SFR ACRES	100		RSF-1	0.00	0.00	1.64	AC		1.00	1.00	1.00	80,000.00	80,000.00	1		
REVIEW DATE		10/30/2019		BY KWA		Total Acres: 1.64			Total Land Value: 131,200			Market: 0			Agricultural: 0				

NASSAU COUNTY PROPERTY			
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VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		188,836	
TOTAL MARKET OB/XF VALUE		4,542	
TOTAL LAND VALUE - MARKET		131,200	
TOTAL MARKET VALUE		324,578	
SOH/AGL Deduction		169,370	
ASSESSED VALUE		155,208	
TOTAL EXEMPTION VALUE		55,000	
BASE TAXABLE VALUE		100,208	
TOTAL JUST VALUE		324,578	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		316,952	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
95-0333	REPAIR/RRF	3,400	05/01/1995

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1986/0611	5/18/2015	LE U	I	I	11	100	
GRANTOR: AUTRY ALONZO JR & HEL							
GRANTEE: AUTRY ALONZO JR & H							
1928/1362	7/18/2014	QC U	I	I	11	100	
GRANTOR: AUTRY ALONZO JR & HEL							
GRANTEE: AUTRY ALONZO & HELE							

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS=[YR=1993] W26 N12 W28 S18 W20 S9 FSP=[YR=2012] W21													
UGR=[YR=1993] N3 W24 S24 E24 N21 \$ S17 E21 N17 \$ S17 E20 N4													
E10 S4 E13 N6 E5 S2 E26 N28 \$.													