

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY														
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1														
ELEMENT		CD	TYPE		MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	STANDARD																	
Exterior Wall		30	VINYL 100			0820	02	1,676	117.6000	82.32	137,968	1980	1984	0	0	0	70.00	30.00	Tax Group: 4															
Roof Structure		03	GABLE/HIP 100		1 M/H 93- - 100% - 2020										Heated Area: 1631										Tax Dist:									
Roof Cover		03	COMP SHNGL 100																						41,390									
Interior Wall		05	DRYWALL 100																						638									
Interior Floor		14	CARPET 80																						150,000									
Interior Floor		13	LVT/LAMNT 20																						192,028									
Air Condition		03	CENTRAL 100																						68,261									
Heating Type		04	AIR DUCTED 100																						123,767									
Bedrooms			3 100																						50,000									
Bathrooms			2 100																						73,767									
Frame		02	WOOD FRAME 100																						192,028									
Stories		1.	1. 100																						0									
Units			0 100																						INCOME VALUE									
																									PREVIOUS YEAR MKT VALUE									
																									189,090									
																									BLDG:1:4: RP: 12787001 & 127807002									
																									BLDG:1:2: DW/MH/ID C0SGART010705(A/B)									
																									BLDG:1:1: EYB CHANGE DUE TO ADDITIONS									
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