

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY											
ELEMENT		CD	CONSTRUCTION			TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY										PAGE 2 of 2	4	
																				VALUATION BY		STANDARD									
																				Tax Group: 4		Tax Dist:									
																				BUILDING MARKET VALUE		349,082									
																				TOTAL MARKET OB/XF VALUE		55,795									
																				TOTAL LAND VALUE - MARKET		120,000									
																				TOTAL MARKET VALUE		524,877									
																				SOH/AGL Deduction		208,374									
																				ASSESSED VALUE		316,503									
																				TOTAL EXEMPTION VALUE		HX HB		50,000							
																				BASE TAXABLE VALUE		266,503									
																				TOTAL JUST VALUE		524,877									
																				NCON VALUE		0									
																				INCOME VALUE											
																				PREVIOUS YEAR MKT VALUE		512,566									