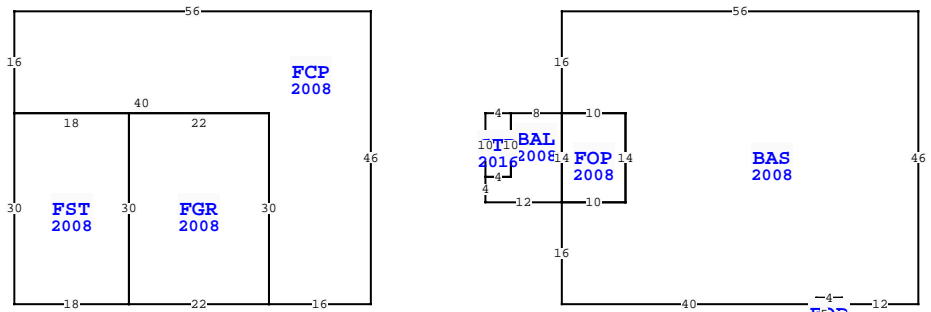


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 50
Exterior Wall	31	HARDIE BRD 50
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	SFR CUST	- 100%	- 2009									
					Heated Area: 2432							
					HX Base Yr 2009							



NASSAU COUNTY PROPERTY			PAGE 1 of 1
VALUATION SUMMARY			4
VALUATION BY			STANDARD
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE			514,649
TOTAL MARKET OB/XF VALUE			15,119
TOTAL LAND VALUE - MARKET			345,000
TOTAL MARKET VALUE			874,768
SOH/AGL Deduction			381,152
ASSESSED VALUE			493,616
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			443,616
TOTAL JUST VALUE			874,768
NCON VALUE			2,527
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			714,834

Quality	03	Quality Level 03		
DOR CODE	0100	SINGLE FAMILY		
MAP NUM		MKT AREA 04		
NEIGHBORHOOD/LOC	4032.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAL	128	15	19	2,783
BAS	2,432	100	2,432	356,284
FCP	1,376	25	344	50,396
FGR	660	55	363	53,179
FOP	20	30	6	879
FOP	140	30	42	6,153
FST	540	55	297	43,510
STR	40	10	4	586
STR	63	10	6	879
TOTALS	5,399		3,513	514,649

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	0300	BOAT DCK W	0	100	0	0	523.00	SF	40.00	40.00	100	1988	1988	3	20	4,184	
2	0810	CONCRETE A	0	100	12	12	144.00	SF	6.50	6.50	100	1989	1989	3	57	534	
3	0810	CONCRETE A	0	100	0	0	920.00	SF	6.50	6.50	100	2008	2008	3	89	5,322	
4	0310	AL GANG WY	0	100	0	0	20.00	LF	115.00	115.00	100	2009	2009	3	40	920	
5	0303	FLT DOCK W	0	100	16	10	160.00	SF	26.00	26.00	100	1986	1986	3	20	832	
6	0317	DCK PLNG W	0	100	0	0	2.00	UT	1,000.00	1,000.00	100	2009	2009	3	40	800	
7	0350	CARPORT WD	0	100	18	12	216.00	SF	13.00	13.00	100	2024	2020		90	2,527	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M13405	MECH OTHER	0	10/01/2007
P12715	OTHER	0	09/01/2007
E19616	ELEC OTHER	4,000	07/01/2007
C20116	CO ISSUED	0	06/01/2007
R10496	REPAIR/RRF	5,000	06/01/2007
B20116	NEW CONSTR	369,600	06/01/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1796/0870	5/23/2012	QC	U	I	11	100

GRANTOR: TAKACS ROSEMARY CALHO						
GRANTEE: MOBLEY LAWRENCE FRA						
1721/0654	1/10/2011	QC	U	I	11	100
GRANTOR: MOBLEY LAWRENCE F & R						
GRANTEE: MOBLEY LAWRENCE F &						

BUILDING DIMENSIONS	
FCP=[YR=2008] W56S16 FST=[YR=2008] S30 E18 FGR=[YR=2008] E22 N30 W22 S30 \$ N30 W18 \$ E40 S30 E16 N46 \$ PTR= E30	
BAS=[YR=2008] E56 S46 W12 FOP=[YR=2008] S4 STR=[YR=2016] S9 W7 N9 E7\$ W4 N5 E4 S1\$ N1 W4 S1 W40 N16 BAL=[YR=2008] W12 N4 STR=[YR=2016] N10 E4 S10 W4\$ E4 N10 E8 S14\$ FOP=[YR=2008] N14 E10 S14 W10\$ E10 N14 W10 N16\$ W30\$.	

LAND DESCRIPTION		TOTAL OB/XF 15,119																						
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	000130	C	SFR WATER	100		OR	118.00	260.00	1.00	LT		1.00	1.00	1.00	345,000.00	345,000.00	345,000							