

PT OF TRACT A
PT OR 1447/18
ALLIGATOR CREEK SUB PB 2/73

PUTNAM TODD F
956 ESTON STREET
CAMARILLO, CA 93010

2024

44-2N-28-5120-000A-0050



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	06 BD/BATTEN 90
Exterior Wall	20 FACE BRICK 10
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 60
Interior Floor	11 CLAY TILE 40
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
Occupancy	00 NONE 100
Quality	04 Quality Level 04
DOR CODE	0100 SINGLE FAMILY
MAP NUM	MKT AREA
	04

NEIGHBORHOOD/LOC				
4009.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,120	100	1,120	89,211
FOP	96	30	29	2,310
FSP	180	40	72	5,735
FST	72	55	40	3,186
FST	84	55	46	3,664
TOTALS	1,552		1,307	104,107

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
1	0940	SHEDS/PORT	0	0	12	12			144.00	SF	20.10	1975	3	20
2	0940	SHEDS/PORT	0	0	12	12			144.00	SF	30.00	2004	3	22

LAND DESCRIPTION														
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
1	000100	C	SFR	0		OR	105.00	150.00	0.36	AC		1.00	1.00	1.50

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,307	123.2868	117.12	153,076	1971	1980		0	0	31.99	68.01

1 SINGLE FAM - 0% - 0

Heated Area: 1120

HX Base Yr

28

40

15

25

6

16

BAS

1993

6

12

7

12

15

12

FST

1993

FST

2006

FSP

1993

FOP

1993

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/13/2024
		MLU	

TOTAL OB/XF														
1,529														

TOTAL OB/XF														
1,529														

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 4			Tax Dist:
BUILDING MARKET VALUE			104,107
TOTAL MARKET OB/XF VALUE			1,529
TOTAL LAND VALUE - MARKET			40,500
TOTAL MARKET VALUE			146,136
SOH/AGL Deduction			39,670
ASSESSED VALUE			106,466
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			106,466
TOTAL JUST VALUE			146,136
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			128,585

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1447/0018	9/25/2006	WD U	I		07	100	
GRANTOR: OGILVIE ED R & JANICE							
GRANTEE: PUTNAM TODD F							
1370/1112	11/30/2005	WD Q	I			290,000	
GRANTOR: OGILVIE ED R & JANICE							
GRANTEE: PUTNAM TODD F							

BUILDING NOTES														
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BUILDING DIMENSIONS														
FST=[YR=1993] W12 BAS=[YR=1993] W40 S28 E15 FOP=[YR=1993] S6 E16 N6 W16\$ E25 FSP=[YR=1993] E12 N15 FST=[YR=2006] N7 W12 S7 E12\$ W12 S15\$ N28\$ S6 E12 N6\$.														