



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 50
Interior Wall	06	CUST PANEL 50
Interior Floo	09	PINE WOOD 90
Interior Floo	11	CLAY TILE 10
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

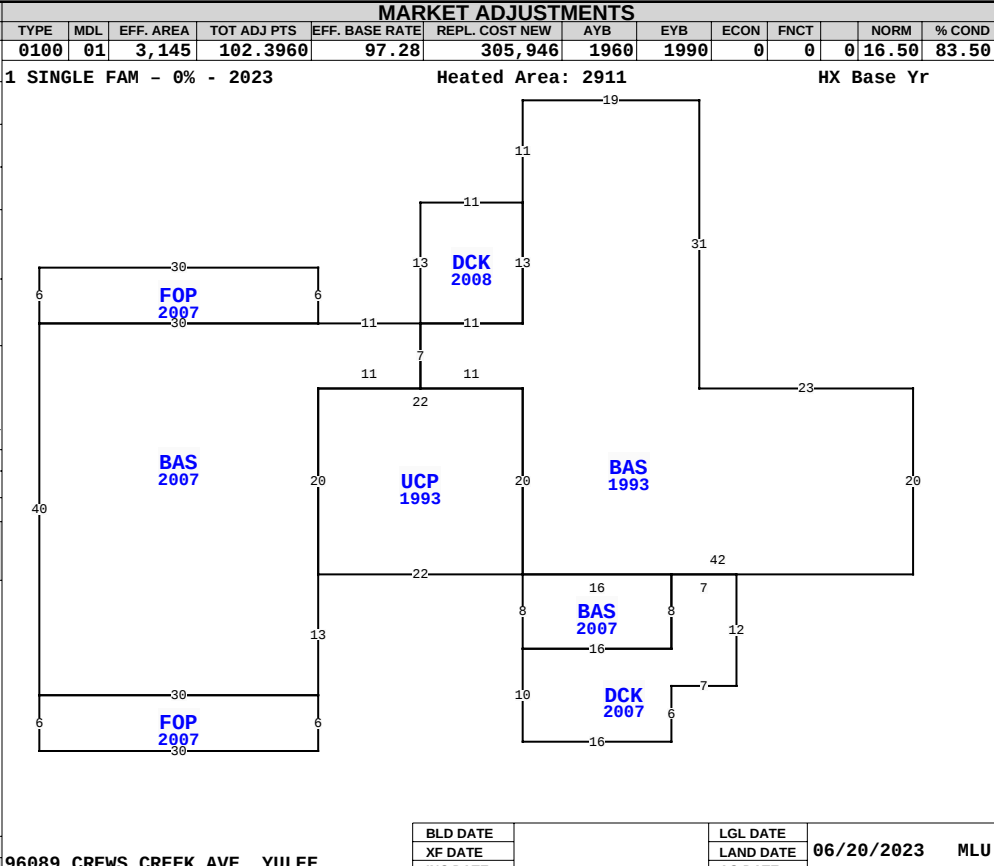
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4031.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,506	100	1,506	122,331
BAS	128	100	128	10,397
BAS	1,277	100	1,277	103,730
DCK	244	10	24	1,950
DCK	143	10	14	1,137
FOP	180	30	54	4,386
FOP	180	30	54	4,386
UCP	440	20	88	7,148

TOTALS	4,098		3,145	255,465
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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	0530	STBL WD	0	0	66	22			15.00	100	2007	2007	3	48

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	000115	C	SFR ACRES	0		RMH	0.00	0.00	2.70	AC		1.00	1.00	1.00



TOTAL OB/XF														
10,454														

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		255,465	
TOTAL MARKET OB/XF VALUE		10,454	
TOTAL LAND VALUE - MARKET		216,000	
TOTAL MARKET VALUE		481,919	
SOH/AGL Deduction		0	
ASSESSED VALUE		481,919	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		481,919	
TOTAL JUST VALUE		481,919	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		471,454	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B19542	REMODEL	5,000	03/01/2007
M12213	MECH OTHER	100	11/01/2006
R09860	REPAIR/RRF	7,000	11/01/2006
B18758	REMODEL	120,000	10/31/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2587/0334	8/16/2022	WD	Q	I	02	490,000
GRANTOR: SCHWARTZ WILLIAM						
GRANTEE: MAC NEIL FAMILY TRU						
1616/0977	4/13/2009	QC	U	I	11	100
GRANTOR: SCHWARTZ WILLIAM & KI						
GRANTEE: SCHWARTZ WILLIAM						

BUILDING NOTES														
BUILDING DIMENSIONS														
BAS=[YR=1993] W23 N31 W19 S11 DCK=[YR=2008] W11 S13 E11 N13\$ S13 W11 BAS=[YR=2007] W11 FOP=[YR=2007] N6 W30 S6 E30\$ W30 S40 FOP=[YR=2007] S6 E30 N6 W30\$ E30 N13 UCP=[YR=1993] E22 N20 W22 S20\$ N20 E11 N7\$ S7 E11 S20 BAS=[YR=2007] S8 DCK=[YR=2007] S10 E16 N6 E7 N12 W7 S8 W16\$ E16 N8 W16\$ E42 N20\$.														