

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	VALUATION BY					STANDARD									
Exterior Wall	20	FACE BRICK 100		03	GABLE/HIP 100	1	SINGLE FAM - 100% - 2006	Heated Area: 2442				HX Base Yr 2006				Tax Group: 4					Tax Dist:								
Roof Structur	03	COMP SHNGL 100		05	DRYWALL 100	14	CARPET 80	11	CLAY TILE 20	03	CENTRAL 100	04	AIR DUCTED 100	3	100	BUILDING MARKET VALUE					240,919								
Roof Cover	03	DRYWALL 100		14	CARPET 80	11	CLAY TILE 20	03	CENTRAL 100	04	AIR DUCTED 100	3	100	2.5	100	TOTAL MARKET OB/XF VALUE					20,529								
Interior Wall	05	CARPET 80		11	CLAY TILE 20	03	CENTRAL 100	04	AIR DUCTED 100	3	100	2.5	100	WOOD FRAME 100	02	TOTAL LAND VALUE - MARKET					161,280								
Interior Floo	14	CLAY TILE 20		03	CENTRAL 100	04	AIR DUCTED 100	3	100	2.5	100	WOOD FRAME 100	02	1. 100	0 100	TOTAL MARKET VALUE					422,728								
Interior Floo	11	CENTRAL 100		04	AIR DUCTED 100	3	100	2.5	100	WOOD FRAME 100	02	1. 100	0 100	NONE 100	00	ASSESSED VALUE					228,346								
Air Condition	03	AIR DUCTED 100		3	100	2.5	100	WOOD FRAME 100	02	1. 100	0 100	NONE 100	00	TOTAL EXEMPTION VALUE					HX HB		50,000								
Heating Type	04	WOOD FRAME 100		02	1. 100	0 100	NONE 100	00	BASE TAXABLE VALUE					178,346															
Bedrooms		WOOD FRAME 100		02	TOTAL JUST VALUE					422,728																			
Bathrooms		WOOD FRAME 100		02	NCON VALUE					0																			
Frame	02	WOOD FRAME 100		02	INCOME VALUE																								
Stories	1.	WOOD FRAME 100		02	PREVIOUS YEAR MKT VALUE					404,425																			
Units	0	WOOD FRAME 100		02																									
Occupancy	00	WOOD FRAME 100		02																									