

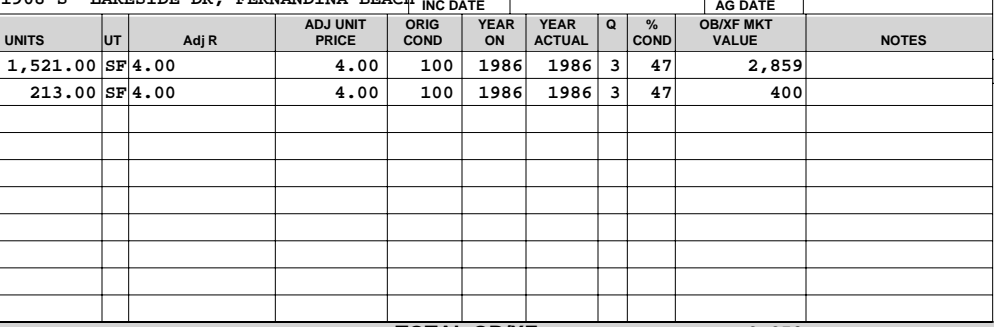
BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	20 FACE BRICK 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 70
Interior Floo	11 CLAY TILE 30
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100
BUD8 Adjustme	05 DIST 1A 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		
0900	01	2,249	126.1113	166.47	374,391	1986	1986		0	0	26.90	73.10	
1 SNGL FAM - 100% - 1998 Heated Area: 1948 HX Base Yr 1998													

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/28/2025
INC DATE		AG DATE	MLU

Quality	06 Quality Level 06				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 02				
NEIGHBORHOOD/LOC	2031.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,948	100	1993	1,948	237,052
FGR	462	55	1993	254	30,909
FOP	76	30	1993	23	2,799
PTO	472	5	1993	24	2,920
TOTALS	2,958			2,249	273,680

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	OB/XF MKT VALUE	NOTES
1	0812	CONCRETE C	0	100	0	1,521.00	SF	4.00	4.00	100	1986	1986	3	47	2,859	
2	0812	CONCRETE C	0	100	71	213.00	SF	4.00	4.00	100	1986	1986	3	47	400	



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VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 8	Tax Dist:			
BUILDING MARKET VALUE	273,680			
TOTAL MARKET OB/XF VALUE	3,259			
TOTAL LAND VALUE - MARKET	385,000			
TOTAL MARKET VALUE	661,939			
SOH/AGL Deduction	446,471			
ASSESSED VALUE	215,468			
TOTAL EXEMPTION VALUE	50,722		HX HB	
BASE TAXABLE VALUE	164,746			
TOTAL JUST VALUE	661,939			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	614,547			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1631934	KITCHENREM	30,483	03/01/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0794/1558	5/29/1997	WD Q	Q	I		156,000
GRANTOR: ANDERSON WILLIAM & BE						
GRANTEE: SVELA JOHN M & DIAN						
0762/1786	6/13/1996	WD Q	Q	I		158,000
GRANTOR: RICHARDSON COLLEEN						
GRANTEE: ALDERSON WM & BERNI						

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[YR=1993] W10 PTO=[YR=1993] N12 W46 S12 E12 N4 E20 S4 E14\$ W14 N4 W20 S4 W22 S25 FGR=[YR=1993] S21 E22 N20 FOP=[YR=1993] E19 N4 W19 S4\$ N1 W22\$E22 N3 E19 S14 E25 N36\$.													

LAND DESCRIPTION														TOTAL OB/XF										
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	000100	C	RES	100		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.40	275,000.00	385,000.00	385,000							