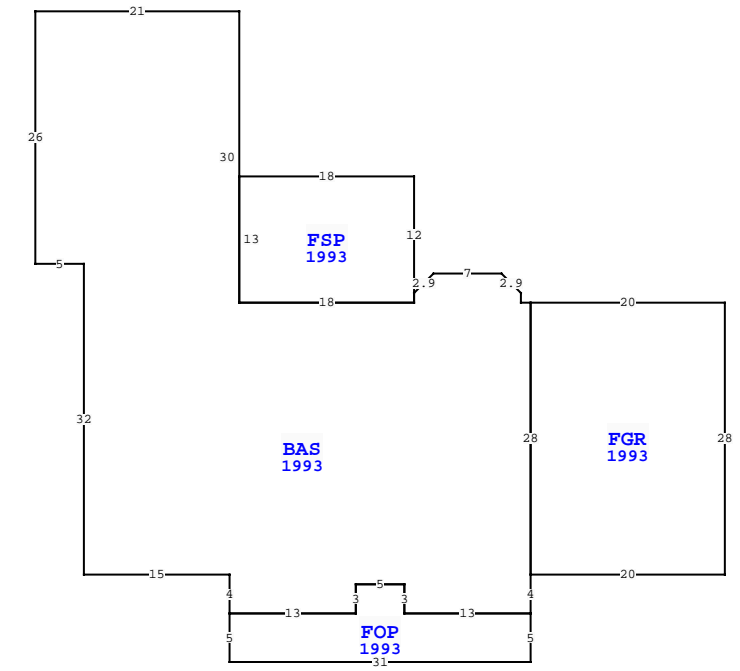


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 50	
Exterior Wall	20	FACE BRICK 50	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 80	
Interior Floor	11	CLAY TILE 20	
Air Condition	03	CENTRAL 100	
Heating 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	
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
BAS	2,036	100	1993
FGR	560	55	1993
FOP	170	30	1993
FSP	234	40	1993
TOTALS	3,000		
			2,489
			317,477

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,489	119.3424	157.53	392,092	1988	1993		0	0	19.03
1 SNGL FAM - 100% - 1989 Heated Area: 2036 HX Base Yr 1989											



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 8	Tax Dist:		
BUILDING MARKET VALUE			317,477
TOTAL MARKET OB/XF VALUE			3,596
TOTAL LAND VALUE - MARKET			275,000
TOTAL MARKET VALUE			596,073
SOH/AGL Deduction			366,816
ASSESSED VALUE			229,257
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			178,535
TOTAL JUST VALUE			596,073
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			555,883

PERMIT NUM	DESCRIPTION	AMT	ISSUED
4863	NEW CONSTR	70,284	05/05/1988

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0550/0458	8/17/1988	WD	Q	I		149,100
GRANTOR: ALMAND AMOS F JR						
GRANTEE: TAYLOR EDDIE W						
0503/0903	11/21/1986	MS	U	V		645,000
GRANTOR: FDNA BEACH DEV						
GRANTEE: ALMAND AMOS F JR						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0810	CONCRETE A	0 100	19	3	57.00	SF	6.50	6.50	100	1988
2	0812	CONCRETE C	0 100	0	0	1,040.00	SF	4.00	4.00	100	1988
3	0504	FP-ELECTRI	0 100	0	0	1.00	UT	2,000.00	2,000.00	100	1988

TOTAL OB/XF											
3,596											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	RES	100		RSF-2	0.00	0.00	1.00	LT	

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

BUILDING DIMENSIONS											
BAS=[YR=1993] W1 N1 U2 L2 W7 D2 L2 FSP=[YR=1993] N12 W18 S13 E18 N1 \$ S1 W18 N30 W21 S26 E5 S32 E15 S4 FOP=[YR=1993] S5 E31 N5 W13 N3 W5S3 W13\$ E13 N3 E5 S3 E13 N4 FGR=[YR=1993] E20 N28 W20 S28\$ N28\$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	RES	100		RSF-2	0.00	0.00	1.00	LT	