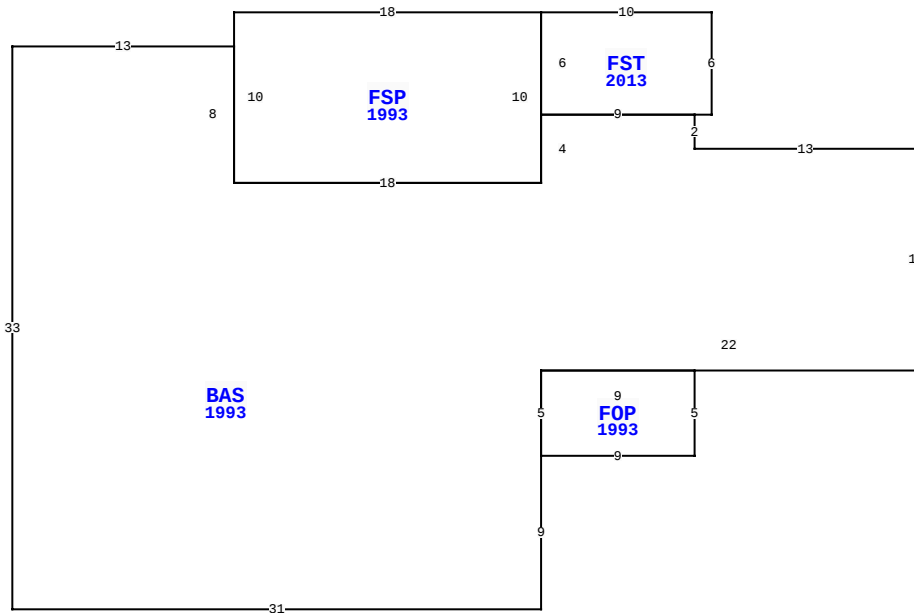


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																															
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1																															
ELEMENT	CD									TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION BY								STANDARD																				
Exterior Wall	07	ASB SHNGLE 100								0100	01	1,302	91.5200	91.52	119,159	1953	1985	0	0	0	27.00	73.00	Tax Group: 8								Tax Dist:																				
Roof Structur	03	GABLE/HIP 100								1 SINGLE FAM - 100% - 2004														Heated Area: 1183														HX Base Yr 2004													
Roof Cover	03	COMP SHNGL 100																						BUILDING MARKET VALUE														86,986													
Interior Wall	05	DRYWALL 100																						TOTAL MARKET OB/XF VALUE														1,178													
Interior Floop	09	PINE WOOD 100																						TOTAL LAND VALUE - MARKET														130,000													
Air Condition	03	CENTRAL 100																						TOTAL MARKET VALUE														218,164													
Heating Type	04	AIR DUCTED 100																						SOH/AGL Deduction														139,310													
Bedrooms		3 100																						ASSESSED VALUE														78,854													
Bathrooms		1 100																						TOTAL EXEMPTION VALUE														HX HB 50,722													
Frame	02	WOOD FRAME 100																						BASE TAXABLE VALUE														28,132													
Stories	1.	1. 100																						TOTAL JUST VALUE														218,164													
Units		0 100																						NCON VALUE														0													
BUD8 Adjustme	05	DIST 1A 100																						INCOME VALUE																											
Occupancy	00	NONE 100																						PREVIOUS YEAR MKT VALUE														214,394													
</																																																			