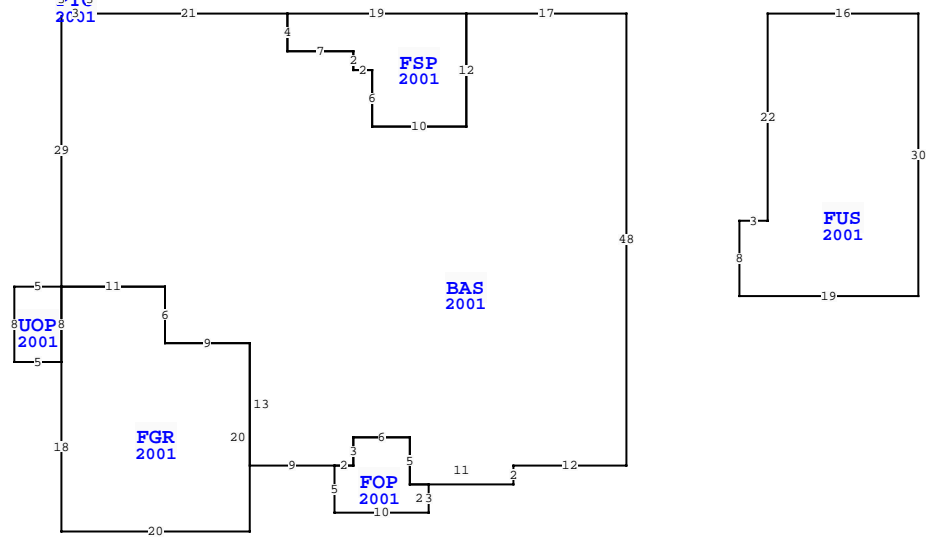


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 70
Interior Floor	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		5 100
Bathrooms		4 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
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	
0500	01	3,249	124.2092	196.25	637,616	2001	2006	0	0	8.50	91.50	
1 SFR CUST - 100% - 2017 Heated Area: 2902 HX Base Yr 2017												



Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	3036.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	2,398	100
FGR	466	55
FOP	64	30
FSP	160	40
FUS	504	100
PTO	9	5
UOP	40	20
TOTALS	3,641	

NASSAU COUNTY PROPERTY		
VALUATION SUMMARY		
VALUATION BY	STANDARD	
Tax Group: 8	Tax Dist:	
BUILDING MARKET VALUE	583,419	
TOTAL MARKET OB/XF VALUE	7,652	
TOTAL LAND VALUE - MARKET	350,000	
TOTAL MARKET VALUE	941,071	
SOH/AGL Deduction	392,585	
ASSESSED VALUE	548,486	
TOTAL EXEMPTION VALUE	50,722	
BASE TAXABLE VALUE	497,764	
TOTAL JUST VALUE	941,071	
NCON VALUE	0	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	914,665	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B007282	NEW CONSTR	235,000	06/01/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2003/1894	9/15/2015	WD Q	Q	I	01	520,000
GRANTOR: EBY MARK L & JULIE A						
GRANTEE: GROVE DOUGLAS B & J						
1819/0436	10/11/2012	WD Q	Q	I	02	469,000
GRANTOR: MILLAR MATTHEW & TARL						
GRANTEE: EBY MARK L & JULIE						

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
1	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	2001	2001
2	0811	CONCRETE B	0	100	39	624.00	SF	5.20	5.20	100	2001	2001
3	0810	CONCRETE A	0	100	19	57.00	SF	6.50	6.50	100	2001	2001
4	0810	CONCRETE A	0	100	0	357.00	SF	6.50	6.50	100	2002	2002

TOTAL OB/XF												
7,652												

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS=[YR=2001] W17 FSP=[YR=2001] W19 S4 E7 S2 E2 S6 E10 N12 \$ S12 W10 N6 W2 N2 W7 N4 W21 PTO=[YR=2001] N3 W3 S3 E3 \$ W3 S29 UOP=[YR=2001] W5 S8 E5 FGR=[YR=2001] S18 E20 N20 W9 N6 W11 S8 \$ N8 \$ E11 S6 E9 S13 E9 FOP=[YR=2001] S5 E10 N3 W2 N5 W6 S3 W2 \$ E2 N3 E6 S5 E11 N2 E12 N48 \$ PTR= E15 FUS=[YR=2001] E16 S30 W19 N8 E3 N22 \$ W15 \$.												

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
1	000100	C	RES	100	0003	RSF-1	0.00	0.00	1.00	UT		1.00