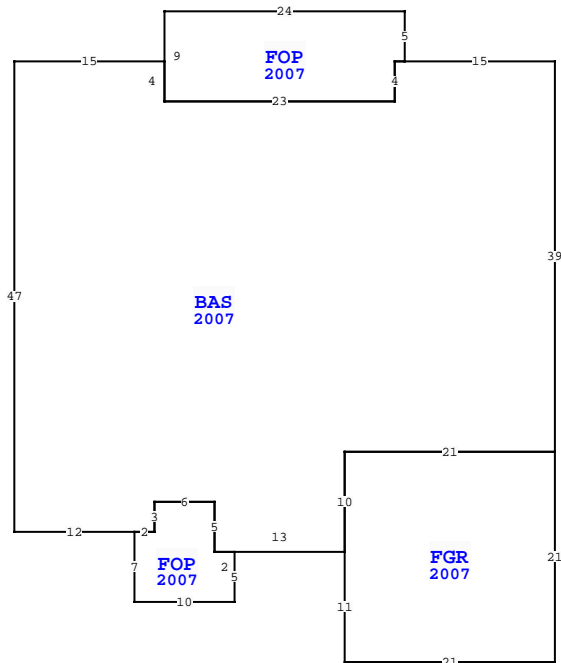


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	11	CLAY TILE	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Occupancy	00	NONE	100
Quality	03	Quality Level	03
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC		1079.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,286	100	2007
FGR	441	55	2007
FOP	84	30	2007
FOP	212	30	2007
TOTALS	3,023		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SFR CUST	- 100%	- 2008									Heated Area: 2286	HX Base Yr 2008



NASSAU COUNTY PROPERTY			PAGE 1 of 1
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			479,621
TOTAL MARKET OB/XF VALUE			11,143
TOTAL LAND VALUE - MARKET			150,000
TOTAL MARKET VALUE			640,764
SOH/AGL Deduction			312,459
ASSESSED VALUE			328,305
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			277,583
TOTAL JUST VALUE			640,764
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			619,238

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20070657	XFOB	5,800	04/20/2007
20070251	OTHER	1,640	02/12/2007
20062130	DEMOLITION	0	09/18/2006
20062131	NEW CONSTR	250,000	09/18/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1484/0951	3/12/2007	WD Q	Q	I		448,500
GRANTOR: SEDA CONSTRUCTION COM						
GRANTEE: KNIGHT KENNETH W &						
1260/0476	9/20/2004	WD U	V	19		339,000
GRANTOR: SEASIDE PPR INC						
GRANTEE: SEDA CONSTRUCTION C						

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	0855	CONC PAVER	0	100	0	760.00	SF	10.00	10.00	100	2007	2007	3	87	6,612	
2	0855	CONC PAVER	0	100	28	112.00	SF	10.00	10.00	100	2007	2007	3	87	974	
3	0910	SCRN RM L	0	100	25	264.00	SF	15.00	15.00	100	2007	2007	3	27	1,069	
4	0855	CONC PAVER	0	100	26	286.00	SF	10.00	10.00	100	2007	2007	3	87	2,488	
TOTALS														11,143		

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	0003	R-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	150,000.00	150,000.00	150,000							