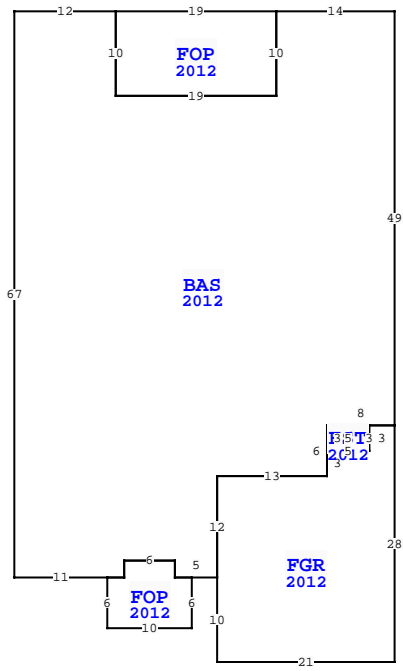


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	15	HARDTILE	70
Interior Floo	12	HARDWOOD	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2.5	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	2,513	100	2012
FGR	495	55	2012
FOP	72	30	2012
FOP	190	30	2012
FST	15	55	2012
TOTALS	3,285		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SFR CUST	- 0%	- 2025								
				Heated Area:	2513	HX Base Yr					



NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			527,490
TOTAL MARKET OB/XF VALUE			10,437
TOTAL LAND VALUE - MARKET			150,000
TOTAL MARKET VALUE			687,927
SOH/AGL Deduction			0
ASSESSED VALUE			687,927
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			687,927
TOTAL JUST VALUE			687,927
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			664,009

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20121957	AC	0	09/24/2012
20121870	NEW CONSTR	2,000	09/11/2012
20121774	NEW CONSTR	2,800	08/29/2012
20121436	NEW CONSTR	263,852	07/28/2012
20121437	RMV TREES	4,600	07/18/2012
20121438	ROOF	3,000	07/18/2012

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2732/1268	8/19/2024	WD Q	Q	I	01	799,000
GRANTOR: CARPENTER ROBERT LYLE						
GRANTEE: OSTROM RICHARD & MA						
2605/1288	12/01/2022	WD Q	Q	I	01	875,000
GRANTOR: ROBERTS DIANE Y						
GRANTEE: CARPENTER ROBERT LY						

EXTRA FEATURES															BLD DATE		LGL DATE		
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	BLD DATE	LGL DATE
1	0855	CONC PAVER	0	0	0	0	748.00	SF	7.00	7.00	100	2012	2012	3	92	4,817		03/13/2024	MLU
2	0855	CONC PAVER	0	0	0	0	56.00	SF	7.00	7.00	100	2012	2012	3	92	361			
3	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	100	2012	2012	3	94	3,290			
4	0462	ST/AL FNC	0	0	0	0	54.00	SF	10.00	10.00	100	2013	2013	3	68	367			
5	0855	CONC PAVER	0	0	0	0	116.00	SF	10.00	10.00	100	2013	2013	3	93	1,079			
6	0885	WATERSCAPE	0	0	0	0	1.00	UT	550.00	550.00	95	2013	2013	3	95	523			
TOTALS																	TOTAL OB/XF		10,437

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2012] W14 FOP=[YR=2012] W19 S10 E19 N10\$ S10 W19 N10 W12 S67 E11 FOP=[YR=2012] S6 E10 N6 W2 N2 W6 S2 W2\$ E2 N2 E6 S2 E5 FGR=[YR=2012] S10 E21 N28 W3 FST=[YR=2012] W5 S3 E5 N3\$ S3 W5 S3 W13 S12\$ N12 E13 N6 E8 N49\$.	

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	0	0003	R-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	150,000.00	150,000.00	150,000							