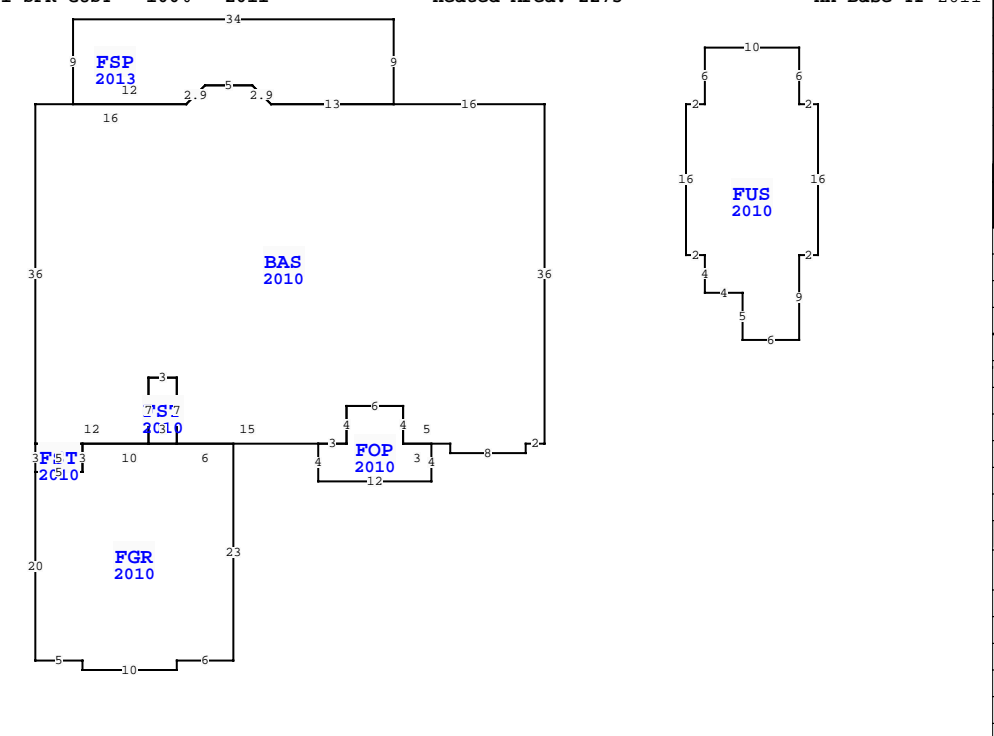


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	16 WD FR STUC 100
Roof Structur	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	11 CLAY TILE 50
Interior Floo	14 CARPET 50
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	3 100
Frame	02 WOOD FRAME 100
Stories	1.5 1.5 100
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	2,697	113.7600	197.71	533,224	2010	2010	0	0	0	7.00	93.00		

NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		495,898	
TOTAL MARKET OB/XF VALUE		11,697	
TOTAL LAND VALUE - MARKET		150,000	
TOTAL MARKET VALUE		657,595	
SOH/AGL Deduction		322,428	
ASSESSED VALUE		335,167	
TOTAL EXEMPTION VALUE		HX HB WX SX 105,722	
BASE TAXABLE VALUE		229,445	
TOTAL JUST VALUE		657,595	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		635,159	



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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,921	100	2010	1,921	353,215
FGR	478	55	2010	263	48,358
FOP	72	30	2010	22	4,046
FSP	292	40	2013	117	21,513
FST	15	55	2010	8	1,471
FST	21	55	2010	12	2,207
FUS	354	100	2010	354	65,090
<b>TOTALS</b>	<b>3,153</b>			<b>2,697</b>	<b>495,898</b>

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 PAVR	0	100	0	1,081.00	SF	10.00	10.00	100	2010	2010	3	90	9,729	
2	0504	FP-ELECTRI	0	100	0	1.00	UT	2,000.00	2,000.00	100	2010	2010	3	93	1,860	
3	1242	WD DECK A	0	100	0	24.00	SF	10.00	10.00	100	2011	2011	3	45	108	

TOTAL OB/XF														11,697										
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	% 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							

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20100553	H/AC	6,410	04/05/2010
20100548	H/AC	6,410	04/01/2010
20100375	OTHER	7,927	03/02/2010
20100279	ELEC OTHER	2,000	02/11/2010
20100132	REPAIR/RRF	3,000	01/26/2010
20100133	DEMOLITION	2,000	01/26/2010

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1703/1173	9/21/2010	WD Q	Q	I	01	330,000
GRANTOR: SEDA CONSTRUCTION COM						
GRANTEE: SAWICKI RAYMOND J &						
1561/0047	4/15/2008	WD U	V	19		113,000
GRANTOR: SEASIDE PPR INC						
GRANTEE: SEDA CONSTRUCTION C						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2010] W16 FSP=[YR=2013] N9 W34 S9 E12 U2 R2 E5 D2 R2 E13 W13 U2 L2 W5 D2 L2 W16 S36 FST=[YR=2010] S3 FGR=[YR=2010] S20 E5 S1 E10 N1 E6 N23 W6 FST=[YR=2010] N7 W3 S7 E3 W10 S3 W5 E5 N3 W5 E12 N7 E3 S7 E15 POP=[YR=2010] S4 E12 N4 W3 N4 W6 S4 W3 E3 N4 E6 S4 E5 S1 E8 N1 E2 N36 PTR= E15 FUS=[YR=2010] E2 N6 E10 S6 E2 S16 W2 S9 W6 N5 W4 N4 W2 N16 W15.	