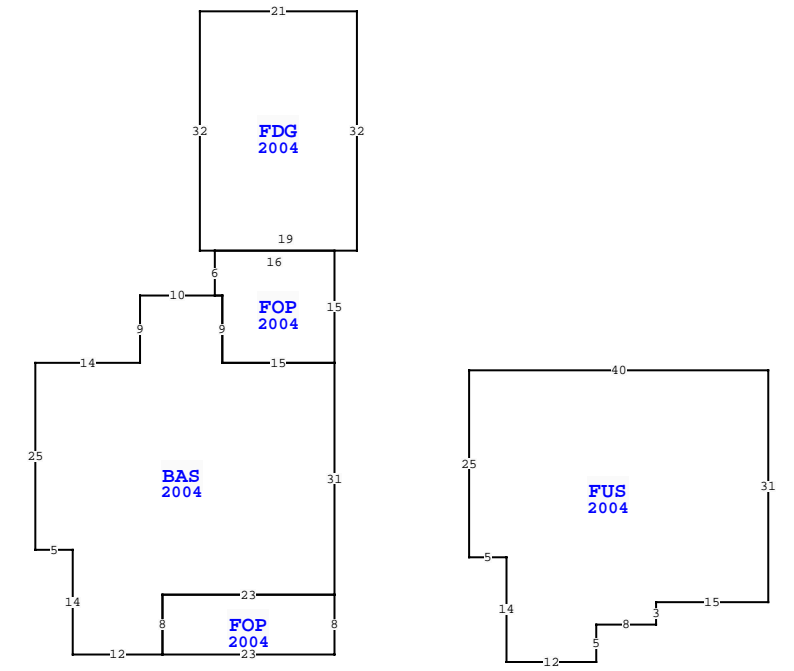


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	70
Interior Floo	19	MARBLE	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms	4	100	
Bathrooms	3	100	
Frame	02	WOOD FRAME	100
Stories	1.5	1.5	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	1031.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,405	100	2004
FDG	672	60	2004
FOP	184	30	2004
FOP	231	30	2004
FUS	1,330	100	2004
TOTALS	3,822		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	11	3,262	142.1943	224.67	732,874	2004	2004	0	0	9.50	90.50
1 SFR CUST - 100% - 2017 Heated Area: 2735 HX Base Yr 2017											



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			663,251
TOTAL MARKET OB/XF VALUE			9,071
TOTAL LAND VALUE - MARKET			250,000
TOTAL MARKET VALUE			922,322
SOH/AGL Deduction			390,649
ASSESSED VALUE			531,673
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			480,951
TOTAL JUST VALUE			922,322
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			842,312

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20033613	NEW CONSTR	234,000	08/05/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2021/0888	12/28/2015	WD	Q	I	01	500,000
GRANTOR: DEVIESE TIMOTHY P & A						
GRANTEE: FARMER CATHY & LARR						
1129/1776	4/15/2003	WD	Q	V		59,500
GRANTOR: BRYLEN HOMES LTD						
GRANTEE: DEVIESE TIMOTHY & A						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	2004
2	0810	CONCRETE A	0	100	38	26	SF	6.50	6.50	100	2004
3	0810	CONCRETE A	0	100	14	7	SF	6.50	6.50	100	2004
4	0810	CONCRETE A	0	100	5	3	SF	6.50	6.50	100	2004
5	0810	CONCRETE A	0	100	4	4	SF	6.50	6.50	100	2004

TOTAL OB/XF											
9,071											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	RES	100		R-2	0.00	0.00	50.00	FF	1.00

BUILDING NOTES											
BLD DATE											
XF DATE											
INC DATE											
LGL DATE											
LAND DATE											
AG DATE											
05/08/2025 MLU											

BUILDING DIMENSIONS											
FDG=[YR=2004] W21 S32 E2 FOP=[YR=2004] S6 BAS=[YR=2004] W10											
S9 W14 S25 E5 S14 E12 FOP=[YR=2004] E23 N8 W23 S8\$ N8 E23 N31											
W15 N9 W1\$ E1 S9 E15 N15 W16\$ E19 N32\$ PTR=E15S48											
FUS=[YR=2004] E40 S31 W15 S3 W8 S5 W12 N14 W5 N25\$N48 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
1	000100	C	RES	100		R-2	0.00	0.00	50.00	FF	1.00