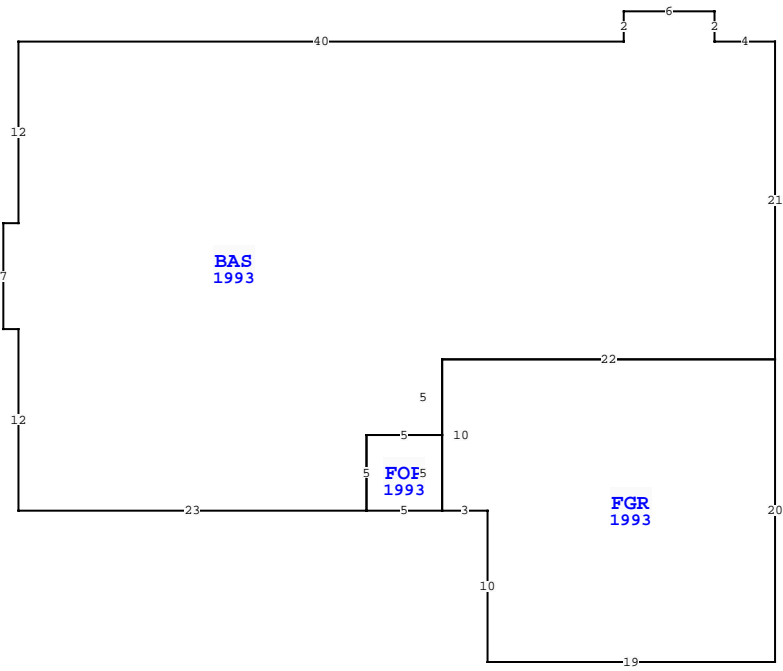


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 60	
Interior Floor	11	CLAY TILE 40	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Units		0 100	
BUD8 Adjustme	02	DIST FB 100	
Occupancy	00	NONE 100	
Quality	06	Quality Level 06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC		1046.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,324	100	1993
FGR	410	55	1993
FOP	25	30	1993
TOTALS	1,759		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	1,558	133.9566	176.82	275,486	1987	1987	0	0	16.50	83.50
1 SNGL FAM - 100% - 1994 Heated Area: 1324 HX Base Yr 1994											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			230,031
TOTAL MARKET OB/XF VALUE			13,214
TOTAL LAND VALUE - MARKET			180,000
TOTAL MARKET VALUE			423,245
SOH/AGL Deduction			289,077
ASSESSED VALUE			134,168
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			83,446
TOTAL JUST VALUE			423,245
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			397,437

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20051643	REPAIR/RRF	6,000	04/20/2005
8179	SWIM POOL	8,500	03/03/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0653/0665	3/31/1992	WD Q	Q	I		82,000
GRANTOR: RUSSELL JONATHON & L						
GRANTEE: PAIGE CYRIL & JANE						
0545/0769	6/15/1988	WD Q	Q	I		72,000
GRANTOR: SIMMONS NEAL & G M						
GRANTEE: RUSSELL JONATHON &						

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	0812	CONCRETE C	0 100	68	16	1,088.00	SF	4.00	4.00	100	1987	1987	3	49.5	2,154	
2	0810	CONCRETE A	0 100	21	3	63.00	SF	6.50	6.50	100	1987	1987	3	49.5	203	
3	0940	SHEDS/PORT	0 100	8	12	96.00	SF	30.00	30.00	100	1992	1992	3	20	576	
4	0861	POOL GUNIT	0 100	28	14	392.00	SF	85.00	85.00	100	1994	1994	3	20	6,664	
5	0845	KOOL DECK	0 100	0	0	756.00	SF	7.25	7.25	100	1994	1994	3	66	3,617	

TOTAL OB/XF												13,214					
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE												
			05/01/2025			MLU											

BUILDING NOTES											
BAS=[YR=1993] W4 N2 W6 S2 W40 S12 W1 S7 E1 S12 E23											
FOP=[YR=1993] E5 FGR=[YR=1993] E3 S10 E19 N20 W22 S10 \$ N5 W5 S5 \$ N5 E5 N5 E22 N21 \$.											

BUILDING DIMENSIONS											
BAS=[YR=1993] W4 N2 W6 S2 W40 S12 W1 S7 E1 S12 E23											
FOP=[YR=1993] E5 FGR=[YR=1993] E3 S10 E19 N20 W22 S10 \$ N5 W5 S5 \$ N5 E5 N5 E22 N21 \$.											

LAND DESCRIPTION												TOTAL OB/XF												13,214					
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		R-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	180,000.00	180,000.00	180,000												