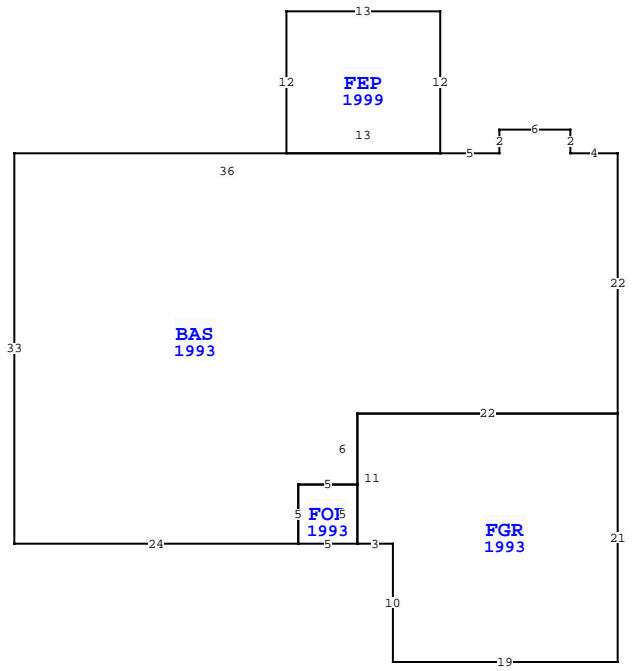


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 70	
Exterior Wall	12	CEDAR 30	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 80	
Interior Floor	08	SHT VINYL 20	
Air Condition	03	CENTRAL 100	
Heating 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	1,428	100	1993
FEP	156	80	1999
FGR	432	55	1993
FOP	25	30	1993
TOTALS	2,041		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	1,799	126.2700	166.68	299,857	1987	1987	0	0	17.10	82.90
1 SNGL FAM - 100% - 2003 Heated Area: 1428 HX Base Yr 2003											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		248,581	
TOTAL MARKET OB/XF VALUE		4,746	
TOTAL LAND VALUE - MARKET		180,000	
TOTAL MARKET VALUE		433,327	
SOH/AGL Deduction		301,927	
ASSESSED VALUE		131,400	
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE		80,678	
TOTAL JUST VALUE		433,327	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		405,966	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2024-0619	SCREEN RM	22,639	12/31/2024
20090637	REPAIR/RRF	4,000	05/26/2009
B990981	ADDITION	14,727	08/03/1999
BP4109	N/A	38,000	01/05/1987

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1050/1790	4/19/2002	WD Q	Q	I	01	100
GRANTOR: GRIFFITH WILLIAM W						
GRANTEE: GRIFFITH WILLIAM W						
0514/1079	4/10/1987	WD Q	Q	I		71,000
GRANTOR: ATL BUILDERS INC						
GRANTEE: GRIFFITH WILLIAM W						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0810	CONCRETE A	0	100	0	703.00	SF	6.50	6.50	100	1987
2	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	1987
3	1242	WD DECK A	0	100	16	192.00	SF	10.00	10.00	100	1987

TOTAL OB/XF											
4,746											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000134	C	RES POND	100		R-1	0.00	0.00	1.00	LT	1.00

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/01/2025	MLU

BUILDING NOTES	
BAS=[YR=1993] W4 N2 W6 S2 W5 FEP=[YR=1999] N12 W13 S12 E13 \$ W36 S33 E24 FOP=[YR=1993] E5 FGR=[YR=1993] E3 S10 E19 N21 W22 S11 \$ N5 W5 S5 \$ N5 E5 N6 E22 N22 \$.	

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	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000134	C	RES POND	100		R-1	0.00	0.00	1.00	LT	1.00	1.00	1.00	180,000.00	180,000.00	180,000							