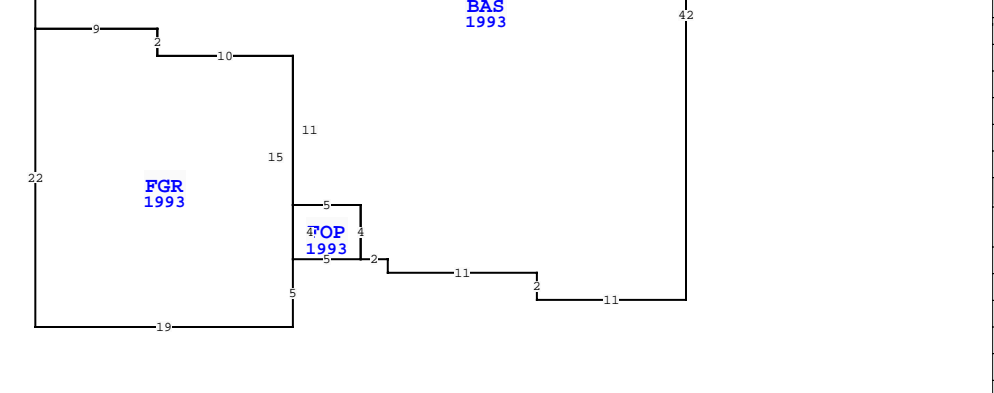


BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	05 AVERAGE 80
Exterior Wall	12 CEDAR 20
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 80
Interior Floor	08 SHT VINYL 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	2 100
Frame	02 WOOD FRAME 100
Stories	1. 1. 100
Units	0 100
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	
0900	01	1,799	124.4300	164.25	295,486	1989	1989	0	0	16.30	83.70	



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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,510	100	1993	1,510	207,591
FGR	398	55	1993	219	30,108
FOP	20	30	1993	6	825
FSP	160	40	1993	64	8,799
TOTALS	2,088			1,799	247,322

NASSAU COUNTY PROPERTY			PAGE 1 of 1	2
VALUATION SUMMARY				
VALUATION BY				STANDARD
Tax Group: 2	Tax Dist:			
BUILDING MARKET VALUE				247,322
TOTAL MARKET OB/XF VALUE				5,925
TOTAL LAND VALUE - MARKET				198,000
TOTAL MARKET VALUE				451,247
SOH/AGL Deduction				87,639
ASSESSED VALUE				363,608
TOTAL EXEMPTION VALUE				0
BASE TAXABLE VALUE				363,608
TOTAL JUST VALUE				451,247
NCON VALUE				0
INCOME VALUE				
PREVIOUS YEAR MKT VALUE				423,431

PERMIT NUM	DESCRIPTION	AMT	ISSUED
5130	NEW CONSTR	72,870	12/08/1988

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1448/0386	9/28/2006	WD Q	Q	I		248,000

GRANTOR: COFFEY BERNARD A & TE  
GRANTEE: JACKSON JEFFREY S &  
0566/0040 3/23/1989 WD Q I 82,500  
GRANTOR: ATLANTIC BUILDERS  
GRANTEE: COFFEY BERNARD & T

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=1993] W19 FSP=[YR=1993] N4 W16 S9 D1 R1 E15 N6 \$ S6 W15 U1 L1 N5 W1 U2 L2 W4 D2 L2 W4 S22 FGR=[YR=1993] S22 E19 N5FOP=[YR=1993] E5 N4W5 S4 \$ N15 W10 N2 W9 \$ E9 S2 E10 S11 E5 S4 E2S1 E11 S2 E11 N42 \$ .	

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	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	100	1989	1989	3	64	2,240	
2	0811	CONCRETE B	0	0	0	0	654.00	SF	5.20	5.20	100	1989	1989	3	54.5	1,853	
3	0858	SCULP CONC	0	0	0	0	162.00	SF	13.00	13.00	100	1992	1992	3	87	1,832	

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	000134	C	RES POND	0		R-1	0.00	0.00	1.00	LT		1.00	1.00	1.10	180,000.00	198,000.00	198,000							