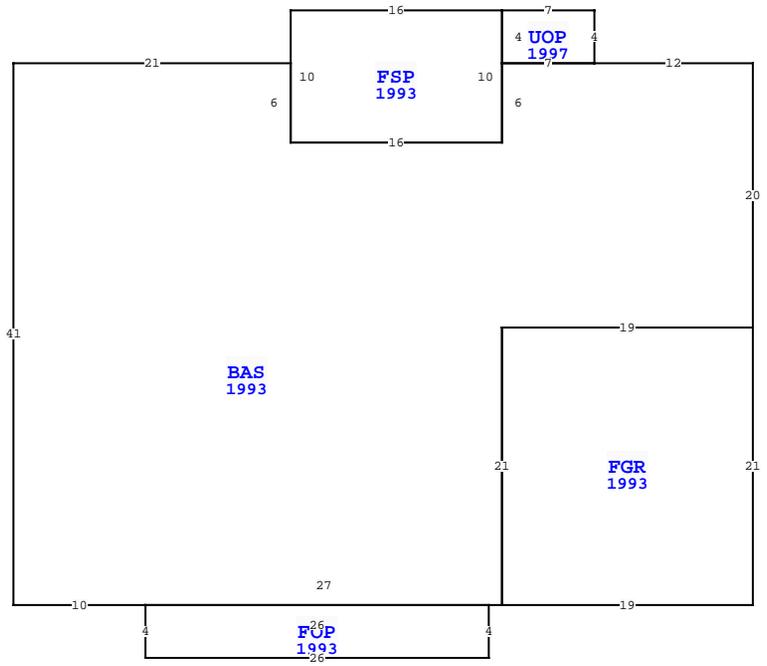


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 70	
Exterior Wall	12	CEDAR 30	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 80	
Interior Floor	08	SHT VINYL 20	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Units		0 100	
BUDS 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	1,801	100	1993
FGR	399	55	1993
FOP	104	30	1993
FSP	160	40	1993
UOP	28	20	1997
TOTALS	2,492		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,121	123.9700	163.64	347,080	1988	1988	0	0	16.78	83.22
1 SNGL FAM - 100% - 2024 Heated Area: 1801 HX Base Yr 2024											



NASSAU COUNTY PROPERTY		PAGE 1 of 2	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		288,840	
TOTAL MARKET OB/XF VALUE		36,251	
TOTAL LAND VALUE - MARKET		180,000	
TOTAL MARKET VALUE		505,091	
SOH/AGL Deduction		16,457	
ASSESSED VALUE		488,634	
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE		437,912	
TOTAL JUST VALUE		505,091	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		474,863	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20230296	52*23.5 POOL ENCL	10,000	06/05/2023
20230021	INT.RMDL	55,000	02/02/2023
20070390	REPAIR/RRF	7,000	03/05/2007
B972063	ADDITION	3,100	09/19/1997
7006	SWIM POOL	10,285	04/21/1992
4740	NEW CONSTR	45,000	03/10/1988

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2631/1994	4/12/2023	LE	U	I	11	100
GRANTOR: MARVIER ROBERT J & RI						
GRANTEE: MARVIER STEPHANIE J						
2631/1993	4/12/2023	WD	U	I	11	100
GRANTOR: SJM PROPERTY SERVICE						
GRANTEE: MARVIER ROBERT J &						

EXTRA FEATURES															BLD DATE		LGL DATE		
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	BLD DATE	LGL DATE
1	0811	CONCRETE B	0	100	43	16	688.00	SF	5.20	5.20	100	1988	1988	3	52	1,860		05/01/2025	MLU
2	0810	CONCRETE A	0	100	19	3	57.00	SF	6.50	6.50	100	1988	1988	3	52	193			
3	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1988	1988	3	62	2,170			
4	0861	POOL GUNIT	0	100	28	14	392.00	SF	85.00	85.00	100	1992	1992	3	20	6,664			
5	0845	KOOL DECK	0	100	0	0	433.00	SF	7.25	7.25	100	1992	1992	3	62	1,946			
6	0940	SHEDS/PORT	0	100	8	12	96.00	SF	30.00	30.00	100	1988	1988	3	20	576			
7	0810	CONCRETE A	0	100	0	0	209.00	SF	6.50	6.50	100	1988	1988	3	52	706			
8	1271	H-SHUTR LC	0	100	0	0	38.00	UT	45.00	45.00	100	2005	2005	3	22	376			
9	1242	WD DECK A	0	100	10	8	80.00	SF	10.00	10.00	100	2002	2002	3	20	160			
10	0811	CONCRETE B	0	100	0	0	507.00	SF	5.20	5.20	100	2005	2005	3	84	2,215			
TOTAL OB/XF																	16,866		

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	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							

