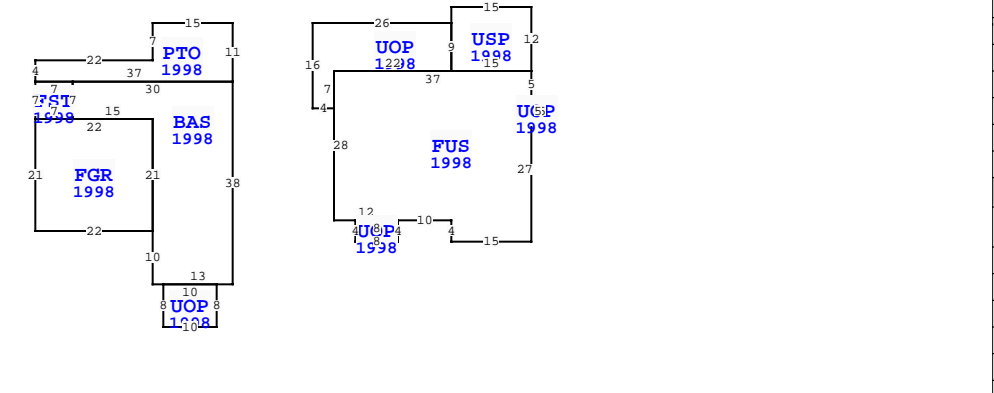


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	14 WD SHINGLE 70
Exterior Wall	12 CEDAR 30
Roof Structure	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	14 CARPET 80
Interior Floor	12 HARDWOOD 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	3 100
Bathrooms	3 100
Frame	02 WOOD FRAME 100
Stories	3. 3. 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
0100	01	3,047	112.9392	112.94	344,128	1998	1998	0	0	0 13.00	87.00
1 SINGLE FAM - 100% - 2002 Heated Area: 2537 HX Base Yr 2002											



Quality	05 Quality Level 05				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 01				
NEIGHBORHOOD/LOC	1044.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	675	100	1998	675	66,324
FGR	462	55	1998	254	24,958
FSP	180	40	1998	72	7,075
FST	49	55	1998	27	2,653
FUS	766	100	1998	766	75,265
FUS	1,096	100	1998	1,096	107,690
PTO	253	5	1998	13	1,277
UOP	10	20	1998	2	197
UOP	32	20	1998	6	590
UOP	68	20	1998	14	1,375
TOTALS	4,113			3,047	299,391

** This building has 13 Sub-Areas

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

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	0810	CONCRETE A	0 100	0	0	1,091.00	SF	6.50	6.50	100	1998	1998	3	73	5,177	
2	1242	WD DECK A	0 100	16	4	64.00	SF	10.00	10.00	100	1998	1998	3	20	128	
3	0810	CONCRETE A	0 100	11	4	44.00	SF	6.50	6.50	100	1998	1998	3	73	209	
4	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1998	1998	3	80	2,800	
5	1075	TRELLIS G	0 100	24	9	216.00	SF	35.00	35.00	100	1998	1998	3	25	1,890	

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	DPTH 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	85.00	100.00	85.00	FF	1.00	1.00	1.00	6,000.00	6,000.00	510,000							

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		299,391	
TOTAL MARKET OB/XF VALUE		10,204	
TOTAL LAND VALUE - MARKET		510,000	
TOTAL MARKET VALUE		819,595	
SOH/AGL Deduction		468,066	
ASSESSED VALUE		351,529	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		300,807	
TOTAL JUST VALUE		819,595	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		679,012	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20121141	ROOF	40,000	06/15/2012
B972341	NEW CONSTR	225,000	12/04/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1001/0401	8/03/2001	WD	Q	I		398,000
GRANTOR: CHERRY CAROLYN A						
GRANTEE: STABLER JERRY L & P						
0729/0887	5/12/1995	WD	Q	V		36,000
GRANTOR: MCKENDREE KIM W & KIM						
GRANTEE: CHERRY CAROLYN A						

BUILDING NOTES											
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BUILDING DIMENSIONS
 PTO=[YR=1998] W15 S7 W22 S4 FST=[YR=1998] S7 FGR=[YR=1998] S10 E2 UOP=[YR=1998] S8 E10 N8 W10 \$ E13 N38 W30 S7 E15 S21 \$ N21 W22 \$ E7 N7 W7 \$ E37 N11 \$ PTR= E15 UOP=[YR=1998] E26 USP=[YR=1998] N3 E15 S12 FUS=[YR=1998] S5 UOP=[YR=1998] E2 S5 W2 N5 \$ S27 W15 N4 W10 UOP=[YR=1998] W8 S4 E8 N4 \$ W12 N28 E37 \$ W15 N9 \$ S9 W22 S7 W4 N16 \$ W15 \$ PTR= N15 UOP=[YR=1998] N1 E2 N5 FUS=[YR=1998] E2 N32 FSP=[YR=1998] N12 W15 S12 E15 \$ W15 S15 W22 S13 E22 S4 E13 \$ W12 S5 E2 S1 E8 \$ S15 \$.