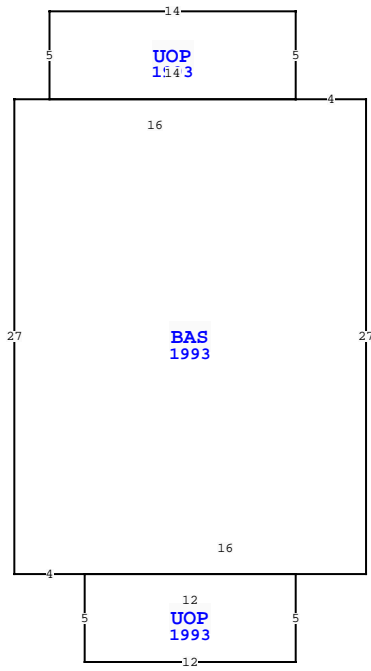


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 80	
Roof Cover	01	MINIMUM 20	
Interior Wall	02	WALL BD/WD 100	
Interior Floor	08	SHT VINYL 100	
Air Condition	02	WINDOW 100	
Heating Type	02	CONVECTION 100	
Bedrooms		2 100	
Bathrooms		1 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Units		0 100	
BUD8 Adjustme	02	DIST FB 100	
Occupancy	00	NONE 100	
Quality	02	Quality Level 02	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	01
NEIGHBORHOOD/LOC		1001.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	540	100	1993
UOP	60	20	1993
UOP	70	20	1993
TOTALS	670		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	566	95.7220	95.72	54,178	1920	1985		0	0	17.00	83.00	
1 SINGLE FAM - 0% - 0 Heated Area: 540 HX Base Yr													



NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			44,968
TOTAL MARKET OB/XF VALUE			0
TOTAL LAND VALUE - MARKET			191,250
TOTAL MARKET VALUE			236,218
SOH/AGL Deduction			139,325
ASSESSED VALUE			96,893
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			96,893
TOTAL JUST VALUE			236,218
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			222,850

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0322/0395	9/01/1980	WD	U	I		100

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/22/2025	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=1993] W4 UOP=[YR=1993] N5 W14 S5 E14\$ W16 S27 E4 UOP=[YR=1993] S5 E12 N5 W12\$ E16 N27\$.	

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

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	0	0006	R-2	45.00	100.00	45.00	FF		1.00	1.00	1.00	4,250.00	4,250.00	191,250							