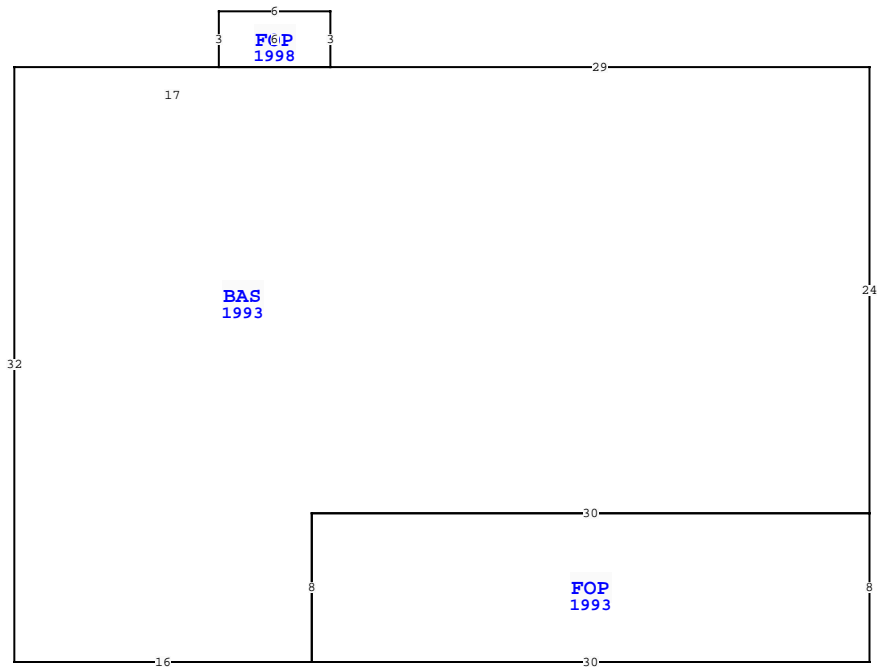


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	30	VINYL 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	12	HARDWOOD 60	
Interior Floo	14	CARPET 40	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		1 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Units		0 100	
BUD8 Adjustme	05	DIST 1A 100	
Occupancy	00	NONE 100	
Quality	02	Quality Level 02	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	02
NEIGHBORHOOD/LOC		2001.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,232	100	1993
FOP	240	30	1993
FOP	18	30	1998
TOTALS	1,490		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,309	101.6500	101.65	133,060	1953	1985	0	0	17.00	83.00
1 SINGLE FAM - 0% - 0 Heated Area: 1232 HX Base Yr											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	2
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE			110,440
TOTAL MARKET OB/XF VALUE			7,160
TOTAL LAND VALUE - MARKET			320,565
TOTAL MARKET VALUE			438,165
SOH/AGL Deduction			166,543
ASSESSED VALUE			271,622
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			271,622
TOTAL JUST VALUE			438,165
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			372,158

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2024-0033	DEMO HOUSE	6,000	12/30/2024
20052513	H/AC	3,000	08/23/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2067/1691	8/25/2016	WD Q	Q	I	01	210,000
GRANTOR: LLOYD DOROTHY C						
GRANTEE: D & S AMELIA PROPER						

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	0510	GARAGE WD-	0	0	20	24			35.00	100	1960	1960	3	20	3,360	
2	0810	CONCRETE A	0	0	20	2	SF	6.50	6.50	100	1960	1960	3	20	52	
3	0810	CONCRETE A	0	0	18	97	SF	6.50	6.50	100	1960	1960	3	20	2,270	
4	0810	CONCRETE A	0	0	3	20	SF	3.25	3.25	100	1990	1990	3	57	111	
5	0810	CONCRETE A	0	0	18	16	SF	6.50	6.50	100	1998	1998	3	73	1,367	
TOTALS															7,160	

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	0003	C-2	86.00	420.00	18,060.00	SF		1.00	1.00	1.00	12.00	12.00	216,720							
2	001000	C	COMMERCIAL	0		C-2	86.00	210.00	19,780.00	SF		1.00	1.00	1.00	5.25	5.25	103,845							