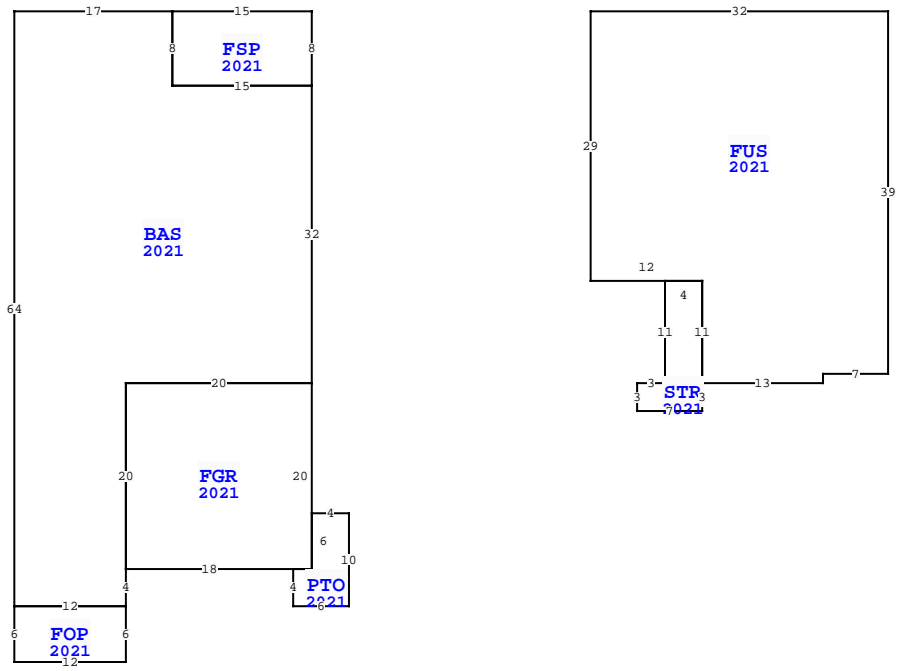


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	08	CLAY TILE	100
Interior Wall	05	DRYWALL	100
Interior Floor	11	CLAY TILE	70
Interior Floor	14	CARPET	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	2.	2.	100
Units		0	100
Occupancy	00	NONE	100
Quality	03	Quality Level	03
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC		3043.100	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,448	100	2021
FGR	400	55	2021
FOP	72	30	2021
FSP	120	40	2021
FUS	1,141	100	2021
PTO	48	5	2021
STR	65	10	2021
TOTALS	3,294		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SFR CUST	- 100%	- 2023								
Heated Area: 2589					HX Base Yr		2023				



NASSAU COUNTY PROPERTY		PAGE 1 of 1	8
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 8	Tax Dist:		
BUILDING MARKET VALUE		670,999	
TOTAL MARKET OB/XF VALUE		5,000	
TOTAL LAND VALUE - MARKET		165,000	
TOTAL MARKET VALUE		840,999	
SOH/AGL Deduction		65,821	
ASSESSED VALUE		775,178	
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE		724,456	
TOTAL JUST VALUE		840,999	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		810,279	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20214178	CO ISSUED	0	03/01/2021
B2005960	NEW CONSTR	343,526	07/09/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2785/758	5/05/2025	WD Q	Q	I	01	985,000
GRANTOR: STREIFEL GERARD J & K						
GRANTEE: JONES J LARRY & NAN						
2582/1494	8/02/2022	WD Q	Q	I	02	895,000
GRANTOR: ADAMS JOSEPH A & SUSAN						
GRANTEE: STREIFEL GERARD J &						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/15/2024	MLU

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	0855	CONC PAVER	0	100	0	0			10.00	100	2021	2021	3	99	5,000	

BUILDING NOTES														
FSP=[YR=2021] W15 BAS=[YR=2021] W17 S64 FOP=[YR=2021] S6 E12 N6 W12 \$ E12 N4 FGR=[YR=2021] E18 PTO=[YR=2021] S4 E6 N10 W4 S6 W2 \$ E2 N20 W20 S20 \$ N20 E20 N32 W15 N8 \$ S8 E15 N8 \$ PTR= E30 FUS=[YR=2021] E32 S39 W7 S1 W13 STR=[YR=2021] S3 W7 N3 E3 N11 E4 S11 \$ N11 W12 N29 \$ W30 \$.														

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		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	165,000.00	165,000.00	165,000							