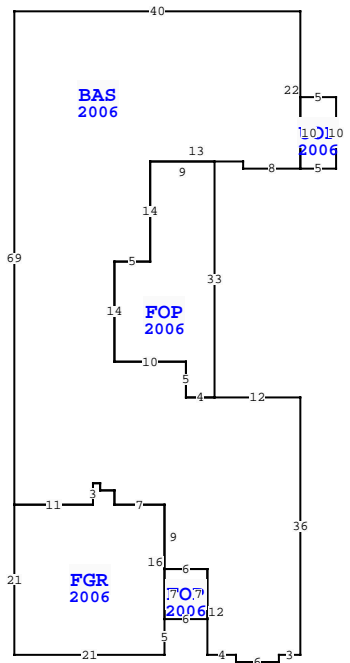


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	70
Exterior Wall	15	CONC BLOCK	30
Roof Structure	08	IRREGULAR	100
Roof Cover	07	CONC TILE	100
Interior Wall	05	DRYWALL	100
Interior Floor	11	CLAY TILE	70
Interior Floor	14	CARPET	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Quality	05	Quality Level 05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	3021.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,356	100	2006
FGR	448	55	2006
FOP	42	30	2006
FOP	342	30	2006
UOP	50	20	2006
TOTALS	3,238		

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%	- 2024		687,101	2006	2006	0	0	9.00	91.00
				Heated Area: 2356			HX Base Yr 2024				



NASSAU COUNTY PROPERTY		PAGE 1 of 1	8
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 8	Tax Dist:		
BUILDING MARKET VALUE			625,262
TOTAL MARKET OB/XF VALUE			13,024
TOTAL LAND VALUE - MARKET			135,000
TOTAL MARKET VALUE			773,286
SOH/AGL Deduction			6,418
ASSESSED VALUE			766,868
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			716,146
TOTAL JUST VALUE			773,286
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			745,256

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R09247	REPAIR/RRF	10,000	05/01/2006
C16008	CO ISSUED	177,193	02/01/2006
M11065	MECH OTHER	0	02/01/2006
B16008	NEW CONSTR	177,193	02/01/2006
P10242	OTHER	0	10/01/2005
E15754	ELEC OTHER	2,000	09/01/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2618/0374	2/06/2023	QC	U	I	11	100
GRANTOR: BREWSTER LAURA A						
GRANTEE: BREWSTER DEIRDRE A						
2617/1419	2/02/2023	WD	Q	I	02	835,000
GRANTOR: BREWSTER DEIRDRE A						
GRANTEE: JONES KENNETH R & P						

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
1	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	2006	2006	3	89
2	0810	CONCRETE A	0	100	0	364.00	SF	6.50	6.50	100	2006	2006	3	86
3	0810	CONCRETE A	0	100	15	45.00	SF	6.50	6.50	100	2006	2006	3	86
4	0855	CONC PAVER	0	100	0	464.00	SF	10.00	10.00	100	2006	2006	3	86
5	1126	CB/STC 8"	0	100	0	259.00	SF	8.00	8.00	100	2006	2006	3	86
6	0910	SCRN RM L	0	100	0	514.00	SF	15.00	15.00	100	2006	2006	3	24

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
01/22/2007		01/01/2019	

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2006] W40S69FGR=[YR=2006] S21E21N5 FOP=[YR=2006] E6N7W6S7\$N16W7N2W2N1W1 S3W11\$E11N3E1S1E2S2E7S9E6S12E4 S1E6N1E3N36W12 FOP=[YR=2006] N33W9S14 W5S14E10S5E4\$W4N5W10N14E5N14E13S1E8 UOP=[YR=2006] E5N10W5S10\$N22\$.	

LAND DESCRIPTION																
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
1	000100	C	RES	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	135,000.00	135,000.00