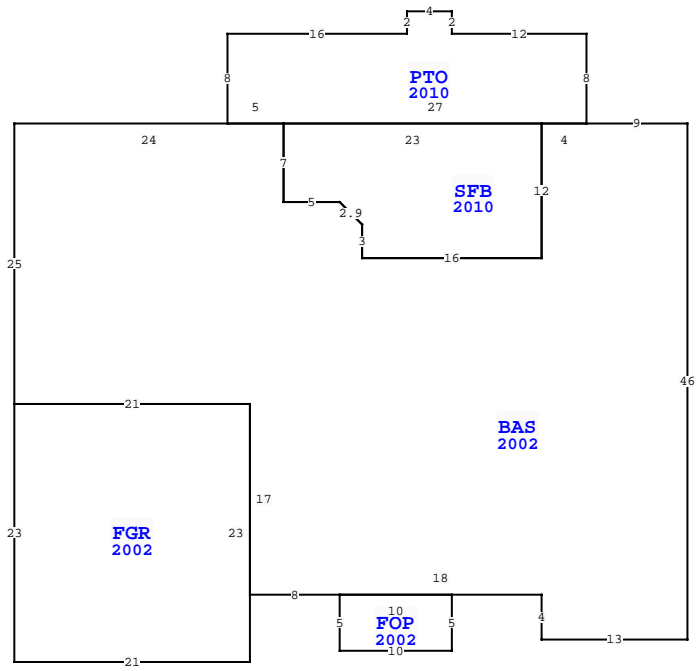


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	11	CLAY TILE	70
Interior Floor	14	CARPET	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Quality	04	Quality Level 04	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	03
NEIGHBORHOOD/LOC	3021.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,972	100	2002
FGR	483	55	2002
FOP	50	30	2002
PTO	264	5	2010
SFB	243	80	2010
TOTALS	3,012		
			2,460
			536,807

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: 2166	
												HX Base Yr 2023	



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 8	Tax Dist:		
BUILDING MARKET VALUE			536,807
TOTAL MARKET OB/XF VALUE			5,897
TOTAL LAND VALUE - MARKET			175,000
TOTAL MARKET VALUE			717,704
SOH/AGL Deduction			6,941
ASSESSED VALUE			710,763
TOTAL EXEMPTION VALUE	HX HB WX		55,722
BASE TAXABLE VALUE			655,041
TOTAL JUST VALUE			717,704
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			693,477

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0108864	NEW CONSTR	178,000	10/01/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2631/1480	4/10/2023	FJ	U	I	11	0

GRANTOR: MAHONEY THERESA M &  
GRANTEE: MAHONEY LINDA J

1239/1622	6/22/2004	WD	Q	I	01	100
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GRANTOR: MAHONEY MAURICE E & L  
GRANTEE: MAHONEY MAURICE E &

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2002] W9 PTO=[YR=2010] N8 W12 N2 W4 S2 W16 S8 E5	
SFB=[YR=2010] S7 E5 D2 R2 S3 E16 N12 W23\$ E27\$ W4 S12 W16	
N3 U2 L2 W5 N7 W24 S25 FGR=[YR=2002] S23 E21 N23 W21 \$	
E21S17 E8 FOP=[YR=2002] S5 E10 N5 W10 \$E18 S4 E13 N46 \$ . .	

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	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	2002	2002	3	85	2,975	
2	0810	CONCRETE A	0	100	0	462.00	SF	6.50	6.50	100	2002	2002	3	80	2,402	
3	0810	CONCRETE A	0	100	0	100.00	SF	6.50	6.50	100	2002	2002	3	80	520	

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	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		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	175,000.00	175,000.00	175,000							