

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 Floo	11	CLAY TILE	70
Interior Floo	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
FSP	243	40	2002
PTO	72	5	2002
TOTALS	2,820		
		2,354	522,843

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0500	11	2,354	157.9486	249.56	587,464	2002	2002	0	0	11.00	89.00		
1 SFR CUST - 0% - 2025													
Heated Area: 1972													
HX Base Yr													

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 8	Tax Dist:		
BUILDING MARKET VALUE			522,843
TOTAL MARKET OB/XF VALUE			5,971
TOTAL LAND VALUE - MARKET			175,000
TOTAL MARKET VALUE			703,814
SOH/AGL Deduction			0
ASSESSED VALUE			703,814
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			703,814
TOTAL JUST VALUE			703,814
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			680,230

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1226507	DOOR	665	10/01/2012
B0108700	NEW CONSTR	173,981	08/01/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1839/1301	2/01/2013	WD	U	I	30	100

GRANTOR: MAGUIRE SEAN PATRICK						
GRANTEE: MAGUIRE SEAN PATRIC						
1367/1450	11/17/2005	QC	Q	I	01	100
GRANTOR: MAGUIRE JOHN P & MARY						
GRANTEE: MAGUIRE SEAN P & MA						

BUILDING NOTES													
BAS=[YR=2002] W13 FSP=[YR=2002] W5 PTO=[YR=2002] N6 W12 S6 E12\$ W18 S7 E5 D2 R2 S3 E16 N12\$ S12 W16 N3 L2 U2 W5 N7 W24 S25 FGR=[YR=2002] S23 E21 N23 W21\$ E21 S17 E8 POP=[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	0	0	1.00	UT	3,500.00	3,500.00	100	2002	2002	3	85	2,975	
2	0810	CONCRETE A	0	0	0	478.00	SF	6.50	6.50	100	2002	2002	3	80	2,486	
3	0810	CONCRETE A	0	0	0	98.00	SF	6.50	6.50	100	2002	2002	3	80	510	
TOTALS														5,971		

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