

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1									
ELEMENT		CD	CONSTRUCTION		TYPE		MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																					
Floor			3 100		1508300			3,224				2001	2001	100	100	0			VALUATION BY		STANDARD																		
Recreation	POOL		POOL 100		1	CONDO - 100% - 2019													HX Base Yr 2019																				
Location	SOUTH		SOUTH 100																																				
View	OCEAN		OCEAN 100																																				
Desirability	3RD FLOOR		3RD FLOOR 100																																				
Balcony	OPEN		OPEN 100																																				
Parking/G	U/G GARAGE		U/G GARAGE 100																																				
Bedrooms			4 100																																				
Bathrooms			4 100																																				
Oth Rooms			2 100																																				