



BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																		
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	PAGE 1 of 1																		
Exterior Wall	05	AVERAGE 100	0100	01	1,758	109.0000	109.00	191,622	1991	1991	0	0	0	15.50	84.50	VALUATION SUMMARY																		
Roof Structur	03	GABLE/HIP 100	1 SINGLE FAM - 100% - 0										Heated Area: 1374					HX Base Yr 1992					STANDARD											
Roof Cover	03	COMP SHNGL 100																BUILDING MARKET VALUE					161,921											
Interior Wall	05	DRYWALL 100																TOTAL MARKET OB/XF VALUE					19,953											
Interior Floo	14	CARPET 90																TOTAL LAND VALUE - MARKET					233,170											
Interior Floo	08	SHT VINYL 10																TOTAL MARKET VALUE					231,609											
Air Condition	03	CENTRAL 100																SOH/AGL Deduction					111,339											
Heating Type	04	AIR DUCTED 100																ASSESSED VALUE					120,270											
Bedrooms		3 100																TOTAL EXEMPTION VALUE					HX HB		50,722									
Bathrooms		2 100																BASE TAXABLE VALUE					69,548											
Bathrooms		2 100																TOTAL JUST VALUE					415,044											
Frame	02	WOOD FRAME 100																NCON VALUE					0											
Stories	1.	1. 100																INCOME VALUE																
Units		0 100																PREVIOUS YEAR MKT VALUE					388,095											
Occupancy	00	NONE 100																																