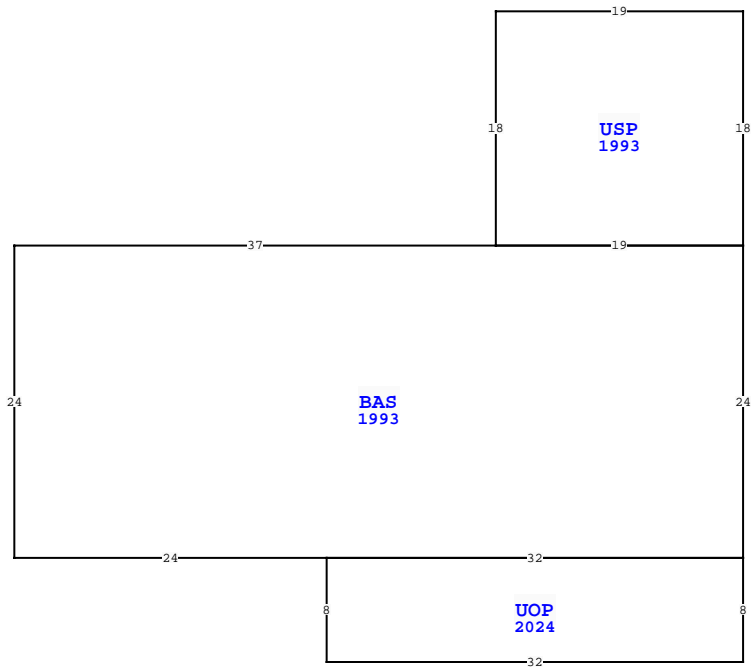


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	04	PLYWOOD	100
Interior Floor	14	CARPET	90
Interior Floor	07	CORK/VTILE	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
BUD8 Adjustme	06	DIST 1D	100
Quality	03	Quality Level	03
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	08
NEIGHBORHOOD/LOC	8024.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,344	100	1993
UOP	256	25	2024
USP	342	50	1993
TOTALS	1,942		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0820	02	1,579	125.7000	100.56	158,784	1979	2005	0	0	46.00	54.00		
1 M/H 93- - 0% - 2024 Heated Area: 1344 HX Base Yr													



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE			85,743
TOTAL MARKET OB/XF VALUE			2,332
TOTAL LAND VALUE - MARKET			45,000
TOTAL MARKET VALUE			133,075
SOH/AGL Deduction			6,425
ASSESSED VALUE			126,650
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			126,650
TOTAL JUST VALUE			133,075
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			115,136

PERMIT NUM	DESCRIPTION	AMT	ISSUED
7854	REPAIR/RRF	7,950	02/18/1992

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2667/986	9/15/2023	WD Q	Q	I	01	140,000
GRANTOR: CLARK LACHELL W & LEO						
GRANTEE: BLAIR GEORGE R & AN						
2332/0285	1/13/2020	WD Q	Q	I	01	67,500
GRANTOR: DURRENCE CLINT & REES						
GRANTEE: CLARK LACHELL W & L						

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	0510	GARAGE WD-	0	0	16	26		23.45	23.45	100	1987	1987	3	20	1,951	
2	0351	CARPORT MT	0	0	17	19		5.90	5.90	100	1989	1989	3	20	381	

TOTAL OB/XF													
2,332													

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS=[YR=1993;ORIG=-19,18] W37 S24 E24 E32 N24 W19 \$													
USP=[YR=1993;ORIG=0,0] W19 S18 E19 N18 \$													
UOP=[YR=2024;ORIG=0,42] W32 S8 E32 N8 \$													

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	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	RES	0	0006	OR	0.00	0.00	1.00	AC		1.00	1.00	1.00	45,000.00	45,000.00	45,000							