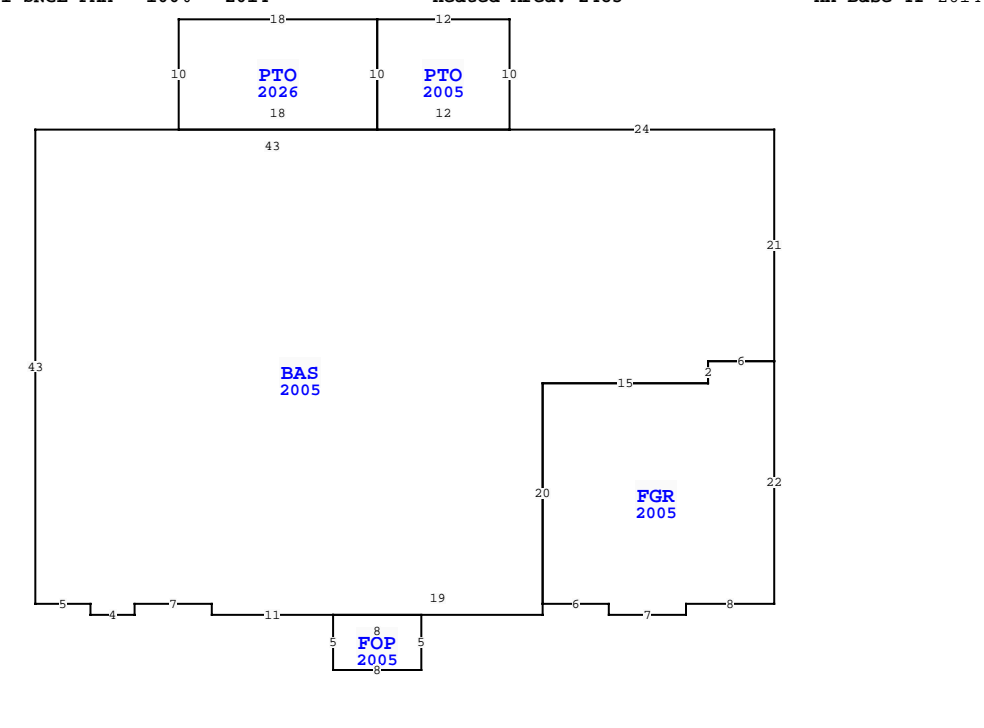


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 70
Interior Floor	14	CARPET 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	4	100
Bathrooms	2.5	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	0 100
BUD8 Adjustme	06	DIST 1D 100
Occupancy	00	NONE 100

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0900	01	2,751	101.1744	133.55	367,396	2005	2008	0	0	0	12.00	88.00		

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		323,308	
TOTAL MARKET OB/XF VALUE		9,669	
TOTAL LAND VALUE - MARKET		67,500	
TOTAL MARKET VALUE		400,477	
SOH/AGL Deduction		201,661	
ASSESSED VALUE		198,816	
TOTAL EXEMPTION VALUE		HX HB 50,722	
BASE TAXABLE VALUE		148,094	
TOTAL JUST VALUE		400,477	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		370,131	



Quality		01 Quality Level 01			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	08		
NEIGHBORHOOD/LOC	8024.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,483	100	2005	2,483	291,812
FGR	439	55	2005	241	28,324
FOP	40	30	2005	12	1,411
PTO	120	5	2005	6	705
PTO	180	5	2026	9	1,058
TOTALS	3,262			2,751	323,308

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22009190	REPAIR/RRF	23,157	06/15/2022
B15640	NEW CONSTR	173,918	06/01/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1873/1486	8/14/2013	SW	Q	I	02	179,000

GRANTOR: FEDERAL NATIONAL MORT  
GRANTEE: HINDS JASON & ASHLE  
1831/0297 12/21/2012 CT U I 18 100  
GRANTOR: CLERK OF COURT  
GRANTEE: FEDERAL NATIONAL MO

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	0812	CONCRETE C	0	100	0	2,069.00	SF	4.00	4.00	100	2005	2005	3	84	6,952	
2	0476	VF 6 SBPL	1	100	0	80.00	LF	32.00	32.00	100	2023	2020		95	2,432	
3	0470	VNYL GATE	1	100	0	1.00	UT	300.00	300.00	100	2023	2020		95	285	

TOTAL OB/XF													
9,669													

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS=[YR=2005;ORIG=0,0] W24 W43 S43 E5 S1 E4 N1 E7 S1 E11 E19 N1 N20 E15 N2 E6 N21 \$													
FGR=[YR=2005;ORIG=-21,43] E6 S1 E7 N1 E8 N22 W6 S2 W15 S20 \$													
PTO=[YR=2005;ORIG=-24,0] N10 W12 S10 E12 \$													
FOP=[YR=2005;ORIG=-40,44] S5 E8 N5 W8 \$													
PTO=[YR=2026;ORIG=-36,-10] W18 S10 E18 N10 \$													

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	100	0006	OR	0.00	0.00	1.50	AC		1.00	1.00	1.00	45,000.00	45,000.00	67,500							