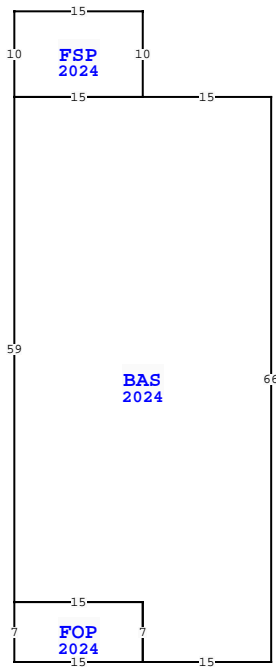


| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|---------------|------|
| ELEMENT | CD | | |
| Exterior Wall | 31 | HARDIE BRD | 100 |
| Roof Structur | 03 | GABLE/HIP | 100 |
| Roof Cover | 03 | COMP SHNGL | 100 |
| Interior Wall | 05 | DRYWALL | 100 |
| Interior Floo | 13 | LVT/LAMMT | 100 |
| 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 |
| Quality | 05 | Quality Level | 05 |
| DOR CODE | 0100 | SINGLE FAMILY | |
| MAP NUM | | MKT AREA | 08 |
| NEIGHBORHOOD/LOC | 8029.00 | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 1,875 | 100 | 2024 |
| FOP | 105 | 30 | 2024 |
| FSP | 150 | 40 | 2024 |
| TOTALS | 2,130 | | |

| MARKET ADJUSTMENTS | | | | | | | | | | | |
|--------------------|-----|-----------|-------------|----------------|----------------|-----------------|-----|------|------|------|--------|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND |
| 1 | SFR | MODULR | - 100% | - 2025 | | | | | | | |
| Heated Area: 1875 | | | | | | HX Base Yr 2025 | | | | | |



| NASSAU COUNTY PROPERTY | | PAGE 1 of 2 | 6 |
|---------------------------|-----------|-------------|----------|
| VALUATION SUMMARY | | | |
| VALUATION BY | | | STANDARD |
| Tax Group: 6 | Tax Dist: | | |
| BUILDING MARKET VALUE | | | 230,393 |
| TOTAL MARKET OB/XF VALUE | | | 3,500 |
| TOTAL LAND VALUE - MARKET | | | 72,495 |
| TOTAL MARKET VALUE | | | 306,388 |
| SOH/AGL Deduction | | | 122,022 |
| ASSESSED VALUE | | | 184,366 |
| TOTAL EXEMPTION VALUE | HX HB | 50,722 | |
| BASE TAXABLE VALUE | | | 133,644 |
| TOTAL JUST VALUE | | | 306,388 |
| NCON VALUE | | | 233,893 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 72,495 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|-------------|-------------------|--------|------------|
| B240003450 | ADD 30X30 STEEL B | 57,771 | 03/26/2024 |
| CO240003120 | REPLACEMENT MODUL | 0 | 03/19/2024 |
| B230015599 | | 0 | 12/06/2023 |

| SALES DATA | | | | | | |
|-------------------|-----------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 2579/1401 | 7/06/2022 | QC | U | V | 11 | 100 |

GRANTOR: THOMAS TODD & DARREN
 GRANTEE: THOMAS MICHAEL C &

| BUILDING NOTES | |
|--|--|
| BUILDING DIMENSIONS | |
| BAS=[YR=2024;ORIG=-30,0] E15 E15 S66 W15 N7 W15 N59 \$ | |
| FOP=[YR=2024;ORIG=-30,59] E15 S7 W15 N7 \$ | |
| FSP=[YR=2024;ORIG=-15,-10] W15 S10 E15 N10 \$ | |

| 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 | 100 | 0 | 1.00 | UT | 3,500.00 | 3,500.00 | 100 | 2024 | 2024 | | 100 | 3,500 | |

| LAND DESCRIPTION | | | | | | | | | | | | TOTAL OB/XF | | | | | | | | | | | | |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|-------------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| 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 | | OR | 0.00 | 0.00 | 1.79 | AC | | 1.00 | 1.00 | 0.90 | 45,000.00 | 40,500.00 | 72,495 | | | | | | | |

