

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		0820	02	1,352	123.6000	98.88	133,686	1986	1986	0	0	0	70.00	30.00	VALUATION SUMMARY																		
Roof Structur	03	GABLE/HIP 100		1 M/H 93- - 100% - 2008										Heated Area: 1352				HX Base Yr 2008						STANDARD											
Roof Cover	12	MODULAR MT 100		26 52 52 26 BAS 1993																								BUILDING MARKET VALUE				40,106			
Interior Wall	04	PLYWOOD 100																										TOTAL MARKET OB/XF VALUE				2,030			
Interior Floo	14	CARPET 90																										TOTAL LAND VALUE - MARKET				95,226			
Interior Floo	08	SHT VINYL 10																										TOTAL MARKET VALUE				137,362			
Air Condition	03	CENTRAL 100																										SOH/AGL Deduction				82,075			
Heating Type	04	AIR DUCTED 100																										ASSESSED VALUE				55,287			
Bedrooms		3 100																										TOTAL EXEMPTION VALUE				HX HB		30,261	
Bathrooms		2 100																										BASE TAXABLE VALUE				25,026			
Frame	02	WOOD FRAME 100																										TOTAL JUST VALUE				137,362			
Stories	1.	1. 100																										NCON VALUE				0			
Units		0 100																										INCOME VALUE							
				PREVIOUS YEAR MKT VALUE				126,818																											