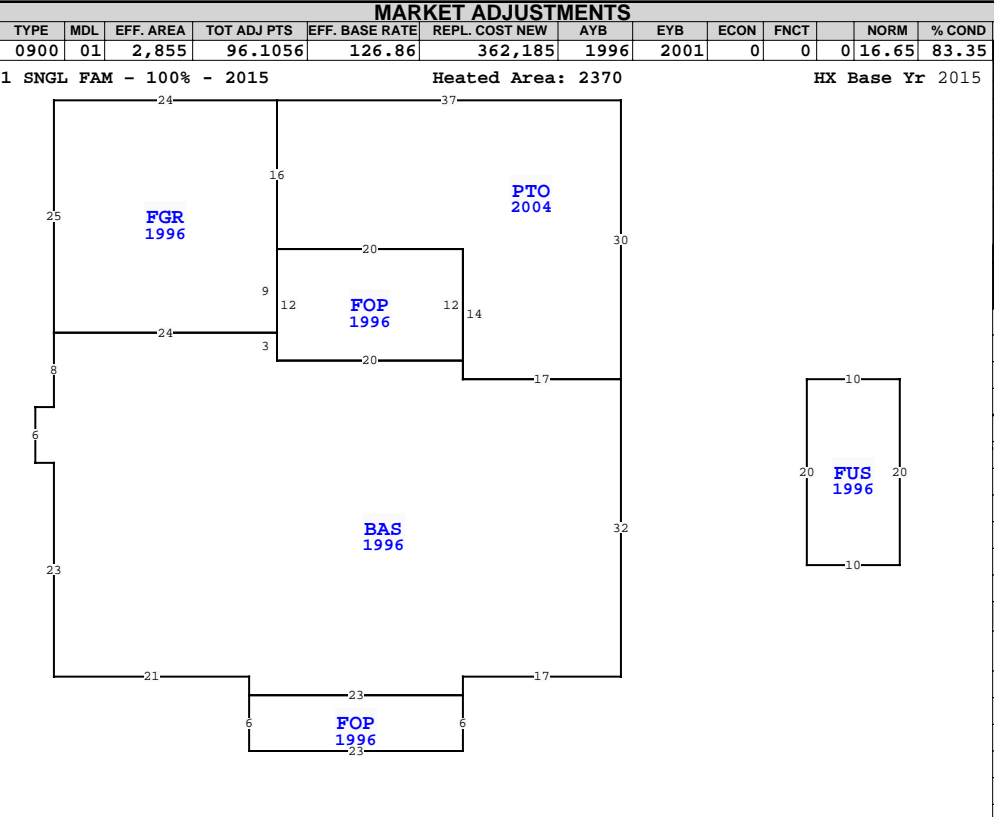


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 90
Exterior Wall	05	AVERAGE 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 70
Interior Floor	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100



Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	2,170	100
FGR	600	55
FOP	138	30
FOP	240	30
FUS	200	100
PTO	830	5
TOTALS	4,178	

NASSAU COUNTY PROPERTY		PAGE 1 of 1	6
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE			301,881
TOTAL MARKET OB/XF VALUE			6,903
TOTAL LAND VALUE - MARKET			154,000
TOTAL MARKET VALUE			462,784
SOH/AGL Deduction			243,540
ASSESSED VALUE			219,244
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			168,522
TOTAL JUST VALUE			462,784
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			427,361

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22002892	REPAIR/RRF	23,600	02/22/2022
B952089	NEW CONSTR	91,651	07/01/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1945/1156	10/29/2014	WD	Q	I	01	183,000

GRANTOR: NEWMAN JAMES C & LORI
GRANTEE: DUGGER TERRY L & TR

0753/1527	2/11/1996	N/A	U	I	07	100
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GRANTOR: CAPP & NEWMAN
GRANTEE: NEWMAN JAMES C & LO

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	1996
2	0812	CONCRETE C	0	100	0	1,283.00	SF	4.00	4.00	100	2003

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	
		05/07/2025	MLU

BUILDING NOTES											
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BUILDING DIMENSIONS											
PTO=[YR=2004] N30 W37 S16 E20 S14 E17 BAS=[YR=1996] W17 N2 FOP=[YR=1996] N12 W20 FGR=[YR=1996] N16 W24 S25 E24 N9 S E2 E20 S W20 N3 W24 S8 W2 S6 E2 S23 E21 S2 FOP=[YR=1996] S6 E23 N6 W23 S E23 N2 E17 N32S PTR=E20 FUS=[YR=1996] E10 S20 W10 N20S W20S.											

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	DPTH 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	0005	OR	0.00	0.00	2.20	AC		1.00	1.00	2.00	35,000.00	70,000.00	154,000							