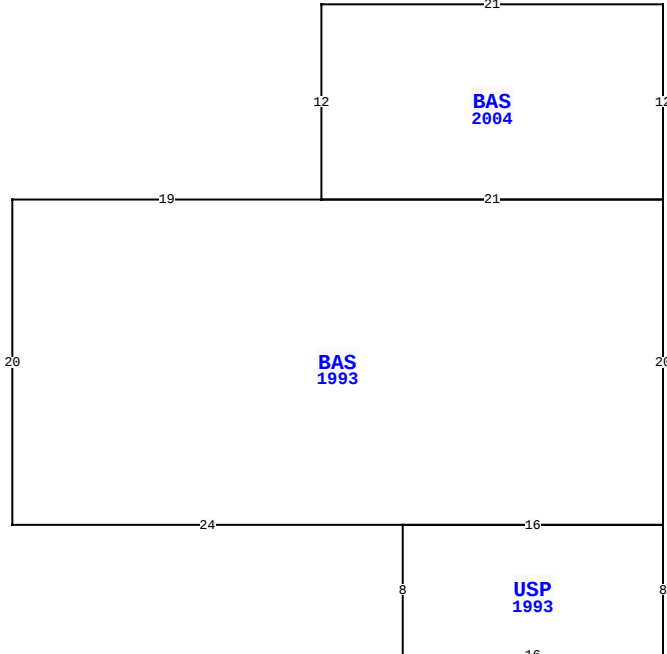


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY												
ELEMENT	CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	PAGE 1 of 1									3						
Exterior Wall	05	AVERAGE 100		0100	01	1,090	106.0000	106.00	115,540	1953	1965	0	10	0	22.00	68.00	VALUATION SUMMARY									STANDARD						
Roof Structure	03	GABLE/HIP 100		1 SINGLE FAM - 100% - 2011										Heated Area: 1052			HX Base Yr 2011							Tax Group: 3			Tax Dist:			78,567		
Roof Cover	12	MODULAR MT 100												BUILDING MARKET VALUE			2,236															
Interior Wall	05	DRYWALL 100												TOTAL MARKET OB/XF VALUE			2,236															
Interior Floor	14	CARPET 90												TOTAL LAND VALUE - MARKET			36,750															
Interior Floor	08	SHT VINYL 10												TOTAL MARKET VALUE			117,553															
Air Condition	01	NONE 100												SOH/AGL Deduction			57,404															
Heating Type	04	AIR DUCTED 100												ASSESSED VALUE			60,149															
Bedrooms		3 100												TOTAL EXEMPTION VALUE			HX HB 35,149															
Bathrooms		1 100												BASE TAXABLE VALUE			25,000															
Bathrooms		1 100												TOTAL JUST VALUE			117,553															
Frame	02	WOOD FRAME 100												NCON VALUE			0															
Stories	1.	1. 100												INCOME VALUE																		
Units	0	0 100												PREVIOUS YEAR MKT VALUE			108,675															
BUD8 Adjustme	03	DIST HI 100																														
Occupancy	00	NONE 100																														
Quality	03	Quality Level 03																														
DOR CODE	0100	SINGLE FAMILY																														
MAP NUM		MKT AREA		06																												
NEIGHBORHOOD/LOC	6001.00																															
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																											
BAS	800	100	1993	800	57,664																											
BAS	252	100	2004	252	18,164																											
USP	128	30	1993	38	2,739																											
TOTALS	1,180			1,090	78,567																											
EXTRA FEATURES																						3774 W FIFTH ST, HILLIARD										BLD DATE
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	XF DATE			LGL DATE			AG DATE									
1	0810	CONCRETE A	0	100	0	400.00	SF	6.50	6.50	100	2006	2006	3	86	2,236		INC DATE															