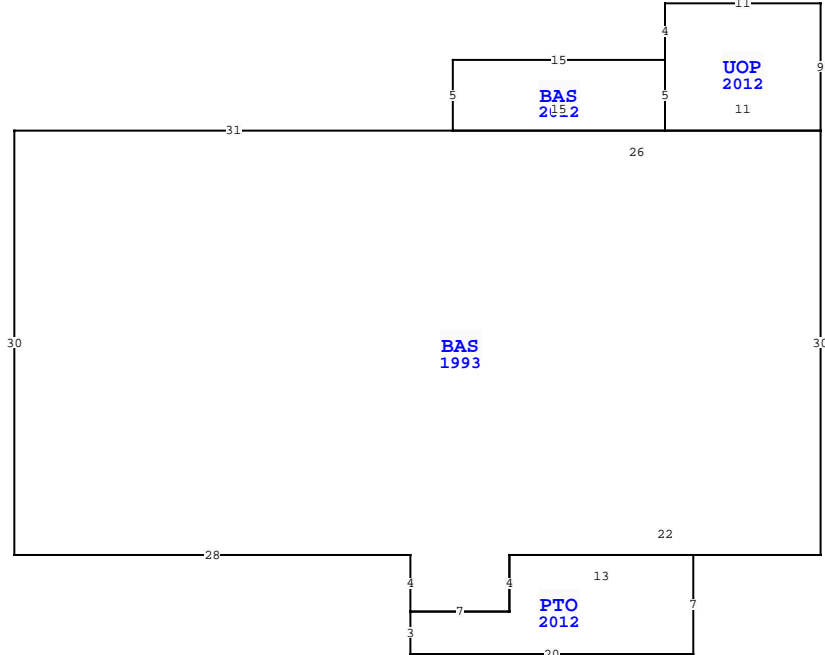


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 70
Exterior Wall	05	AVERAGE 30
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	06	VINYL ASB 50
Interior Floor	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
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
BAS	1,738	100
BAS	75	100
PTO	112	5
UOP	99	20
TOTALS	2,024	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1											
1 SINGLE FAM - 100% - 2000 Heated Area: 1813 HX Base Yr 2000											



NASSAU COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 2
VALUATION BY		STANDARD
Tax Group: 3		Tax Dist:
BUILDING MARKET VALUE		189,184
TOTAL MARKET OB/XF VALUE		11,002
TOTAL LAND VALUE - MARKET		36,750
TOTAL MARKET VALUE		236,936
SOH/AGL Deduction		111,973
ASSESSED VALUE		124,963
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		74,241
TOTAL JUST VALUE		236,936
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		223,549

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0902/0802	10/07/1999	WD	U	I	09	75,000
GRANTOR: BUCHANAN MARTHA						
GRANTEE: WALDO DAVID & LINDA						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/08/2025	MLU

BUILDING NOTES	

BUILDING DIMENSIONS	
UOP=[YR=2012] W11 S4 BAS=[YR=2012] W15 S5 BAS=[YR=1993] W31 S30 E28 S4 PTO=[YR=2012] S3E20 N7 W13 S4 W7\$ E7 N4 E22 N30 W26 \$ E15 N5\$ S5 E11 N9\$.	

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	0861	POOL GUNIT	0 100	29 16	464.00	SF	85.00	85.00	100	1982	1982	3	20	7,888	
2	0845	KOOL DECK	0 100	0 0	426.00	SF	7.25	7.25	100	1982	1982	3	35	1,081	
3	0803	ASPHALT C	0 100	25 15	375.00	SF	2.00	2.00	100	1982	1982	3	50	375	
4	0810	CONCRETE A	0 100	0 0	236.00	SF	6.50	6.50	100	1982	1982	3	35	537	
5	0810	CONCRETE A	0 100	28 7	196.00	SF	6.50	6.50	100	2008	2008	3	88	1,121	
TOTAL OB/XF 11,002															

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	R-2	105.00	210.00	105.00	FF		1.00	1.00	1.00	350.00	350.00	36,750							

