



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	08
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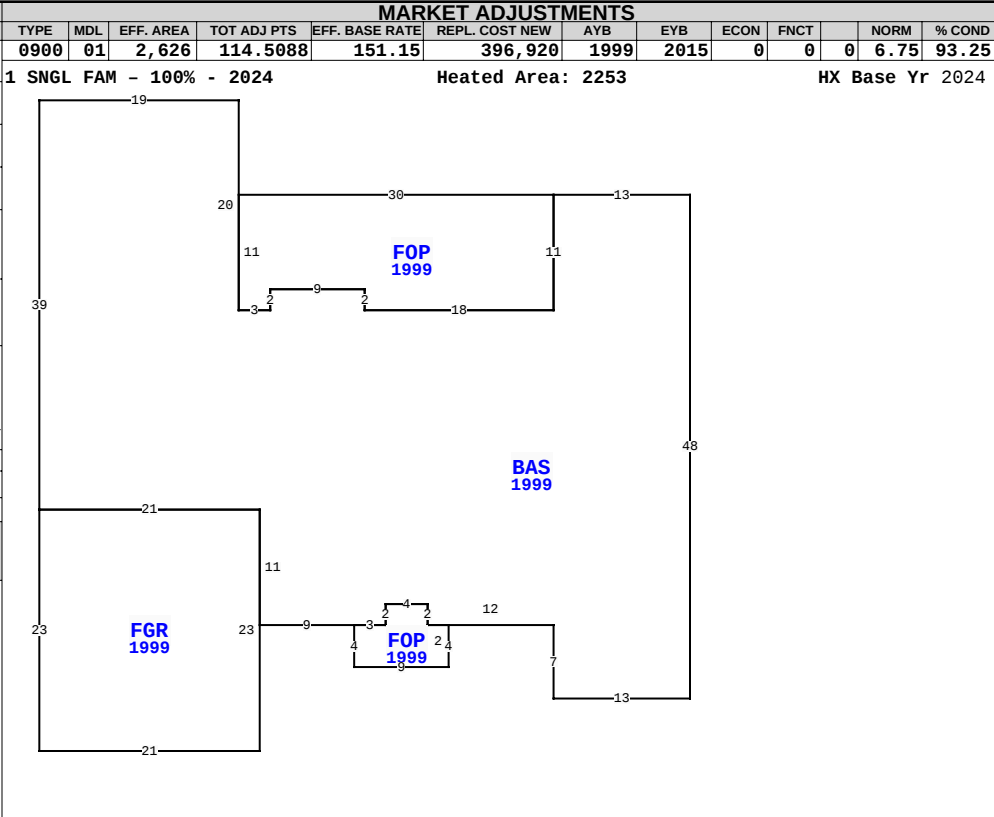
NEIGHBORHOOD/LOC	8017.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,253	100	1999	2,253	317,554
FGR	483	55	1999	266	37,492
FOP	44	30	1999	13	1,832
FOP	312	30	1999	94	13,249

TOTALS	3,092			2,626	370,128
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
2	0812	CONCRETE C	0	100	0	0	1,769.00	SF	4.00
3	0810	CONCRETE A	0	100	0	0	836.00	SF	6.50
4	0861	POOL GUNIT	0	100	0	0	582.00	SF	85.00
5	0857	SANDSTONE/	0	100	0	0	1,052.00	SF	16.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100	0006	PUD	0.00	0.00	1.00



BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

TOTAL OB/XF									
78,726									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
2	0812	CONCRETE C	0	100	0	0	1,769.00	SF	4.00
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1	000100	C	RES	100	0006	PUD	0.00	0.00	1.00

NASSAU COUNTY PROPERTY									
PAGE 1 of 2									

VALUATION BY		STANDARD
Tax Group: 6	Tax Dist:	
BUILDING MARKET VALUE		392,679
TOTAL MARKET OB/XF VALUE		78,726
TOTAL LAND VALUE - MARKET		60,000
TOTAL MARKET VALUE		531,405
SOH/AGL Deduction		1,601
ASSESSED VALUE		529,804
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		479,082
TOTAL JUST VALUE		531,405
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		514,873

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B2307218	POOL	75,180	06/05/2023
22005123	REPAIR/RRF	18,000	04/04/2022
19004794	GARAGE	57,014	06/01/2019
B995893	NEW CONSTR	120,000	01/03/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2628/0835	3/24/2023	WD	Q	I	01	530,000
GRANTOR: ADAMS JAMES THOMAS II						
GRANTEE: WASHINGTON COLE & B						
2249/0326	1/14/2019	WD	Q	I	01	297,000
GRANTOR: CHANCEY JAMES J & SON						
GRANTEE: ADAMS JAMES THOMAS						

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=1999] W13 FOP=[YR=1999] W30 S11 E3 N2 E9 S2 E18 N11\$ S11 W18 N2 W9 S2 W3 N20 W19 S39 FGR=[YR=1999] S23 E21 N23 W21\$E21 S11 E9 FOP=[YR=1999] S4 E9 N4 W2 N2 W4 S2 W3\$ E3 N2 E4 S2 E12 S7 E13 N48 \$.									

REVIEW DATE 12/21/2023 BY KW Total Acres: 0.00 Total Land Value: 60,000 Market: 0 Agricultural: 0 Common: 60,000 PRINTED 07/30/2025 BY SYS