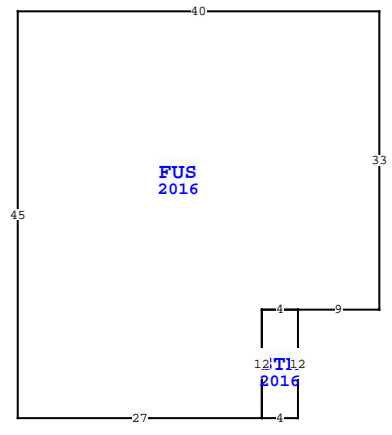
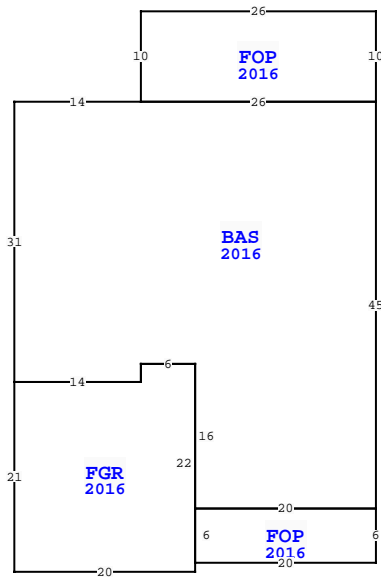


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	50
Exterior Wall	17	CB STUCCO	50
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	08	SHT VINYL	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		5	100
Bathrooms		3.5	100
Frame	03	MASONRY	100
Stories	2.	2.100	
Units		0	100
Occupancy	00	NONE	100
Quality	06	Quality Level	06
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4073.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,508	100	2016
FGR	432	55	2016
FOP	120	30	2016
FOP	260	30	2016
FUS	1,644	100	2016
STR	48	10	2016
TOTALS	4,012		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,509	112.2975	112.30	394,061	2016	2016	0	0	4.00	96.00
1 SINGLE FAM - 100% - 2017 Heated Area: 3152 HX Base Yr 2017											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			378,299
TOTAL MARKET OB/XF VALUE			61,564
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			489,863
SOH/AGL Deduction			145,114
ASSESSED VALUE			344,749
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE			294,027
TOTAL JUST VALUE			489,863
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			474,267

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21006527	SWIM POOL	42,888	05/20/2021
B1531331	CO ISSUED	0	10/28/2016
B1531331	NEW CONSTR	388,742	10/01/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2083/0228	10/31/2016	SW	Q	I	01	278,000
GRANTOR: MARONDA HOMES INC OF						
GRANTEE: GREEN JOHN R & TAMA						
1994/0089	7/24/2015	SW	Q	V	05	194,500
GRANTOR: TRG CFG PROJECT I LLC						
GRANTEE: MARONDA HOMES INC O						

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	0811	CONCRETE B	0	100	0	0	648.00	SF	5.20	5.20	100	2016	2016	3	95	3,201	
2	0810	CONCRETE A	0	100	0	0	72.00	SF	6.50	6.50	100	2016	2016	3	95	445	
3	0861	POOL GUNIT	0	100	0	0	450.00	SF	85.00	85.00	100	2022	2022	3	95	36,338	
4	0855	CONC PAVER	0	100	0	0	1,200.00	SF	10.00	10.00	100	2022	2022	3	99	11,880	
5	0871	POOL HTR R	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	2022	2022	3	93	1,860	
6	0476	VF 6 SBPL	0	100	0	0	250.00	LF	32.00	32.00	100	2022	2022	3	98	7,840	
TOTALS															61,564		

BUILDING NOTES									

BUILDING DIMENSIONS									
FOP=[YR=2016] W26 S10 BAS=[YR=2016] W14 S31 FGR=[YR=2016] S21 E20 N1 FOP=[YR=2016] E20 N6 W20 S6\$ N22 W6 S2 W14\$ E14 N2 E6 S16 E20 N45 W26\$ E26 N10\$ PTR=E20 FUS=[YR=2016] E40 S33 W9 STR=[YR=2016] S12 W4 N12 E4\$ W4 S12 W27 N45\$ W20\$.									

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	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000134	C	RES POND	100		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							