

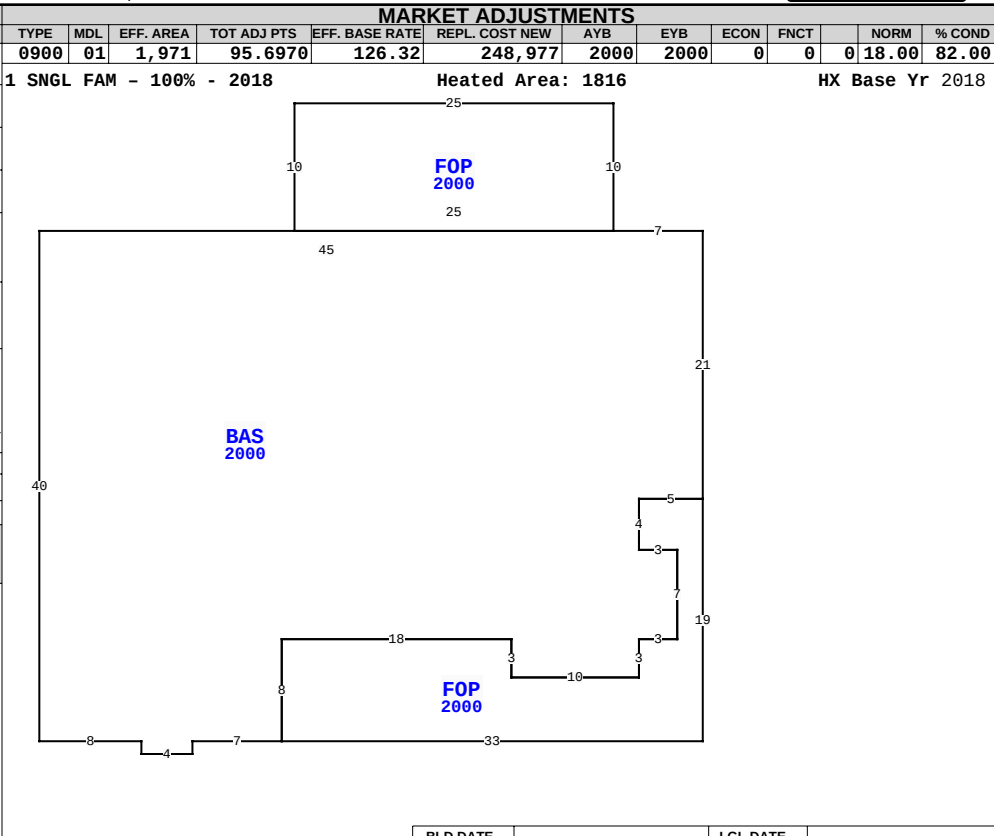


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 90
Interior Wall	04	PLYWOOD 10
Interior Floo	14	CARPET 90
Interior Floo	12	HARDWOOD 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2	100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units	0	100
Occupancy	00	NONE 100

Quality	01	Quality Level 01
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,816	100	2000	1,816	188,106
FOP	250	30	2000	75	7,769
FOP	268	30	2000	80	8,287
TOTALS	2,334			1,971	204,161

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0200	BARN WD 0-	0	100	40	28	1,120.00	SF	20.00
2	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
3	0940	SHEDS/PORT	0	100	16	12	192.00	SF	21.30



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LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	005000	C	AGRICULTURAL	100	0007	OR	0.00	0.00	1.00
2	005600	A	TIMBER 3 N S	0		OR	0.00	0.00	11.00
3	005902	A	HARDWOOD SI	0		OR	0.00	0.00	4.00
4	006000	A	PASTURE - HA	0		OR	0.00	0.00	4.00
5	009910	M	MARKET VALUE	0		OR	0.00	0.00	19.00

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	1,971	95.6970	126.32	248,977	2000	2000	0	0	0	18.00

NASSAU COUNTY PROPERTY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		204,161
TOTAL MARKET OB/XF VALUE		9,547
TOTAL LAND VALUE - MARKET		320,500
TOTAL MARKET VALUE		265,238
SOH/AGL Deduction		100,751
ASSESSED VALUE		164,487
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		113,765
TOTAL JUST VALUE		534,208
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		500,907

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2705/829	4/03/2024	QC	U	I	11
GRANTOR: WALKER SHEILA G					
GRANTEE: GUYNN SHELTON					
2423/0797	12/30/2020	QC	U	I	11
GRANTOR: GUYNN SHELTON & RHOND					
GRANTEE: GUYNN SHELTON J					

BUILDING NOTES

BUILDING DIMENSIONS									
BAS=[YR=2000] W7 FOP=[YR=2000] N10 W25 S10 E25 \$ W45 S40 E8 S1 E4 N1 E7 FOP=[YR=2000] E33 N19 W5 S4 E3 S7 W3 S3 W10 N3 W18 S8 \$ N8 E18 S3 E10 N3 E3 N7 W3 N4 E5 N21 \$.									