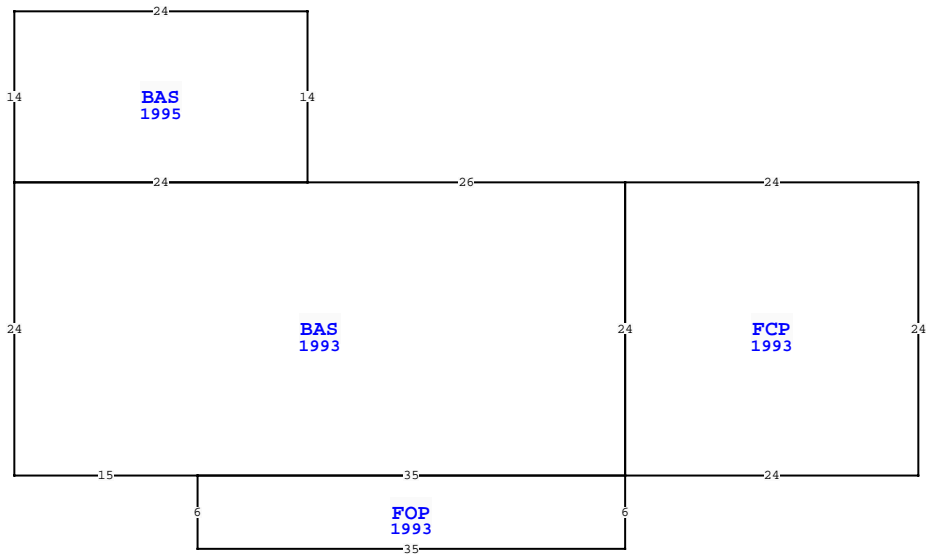


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	08	SHT VINYL	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Quality	03	Quality Level	03
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	08
NEIGHBORHOOD/LOC	8025.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,200	100	1993
BAS	336	100	1995
FCP	576	25	1993
FOP	210	30	1993
TOTALS	2,322		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0820	02	1,743	117.2000	93.76	163,424	1982	1987	0	0	70.00	30.00
1 M/H 93- - 100% - 1996 Heated Area: 1536 HX Base Yr 1996											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	6
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE			49,027
TOTAL MARKET OB/XF VALUE			5,889
TOTAL LAND VALUE - MARKET			90,000
TOTAL MARKET VALUE			144,916
SOH/AGL Deduction			94,076
ASSESSED VALUE			50,840
TOTAL EXEMPTION VALUE	HX HB SX		50,840
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			144,916
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			119,013

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0680/0033	4/30/1993	WD	Q	I		49,900
GRANTOR: WARREN JONAS & A D						
GRANTEE: DUNLAP ROY JR & LINDA						
0660/0220	6/01/1992	WD	Q	I		42,900
GRANTOR: OLD STONE CRDT CORP						
GRANTEE: WARREN JONAS & A						

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	0940	SHEDS/PORT	0	100	10	12			30.00	100	1975	1975	3	20	720							
2	0500	FP-PRE FAB	0	100	0	0			3,500.00	100	1987	1987	3	60	2,100							
3	0812	CONCRETE C	0	100	0	0			4.00	100	1987	1987	3	49.5	3,069							
TOTALS												2,322								1,743	49,027	

BUILDING NOTES			
54391 HERON RD, CALLAHAN			

BUILDING DIMENSIONS			
FCP=[YR=1993] W24 BAS=[YR=1993] W26 BAS=[YR=1995] N14 W24 S14 E24\$ W24 S24 E15 FOP=[YR=1993] S6 E35 N6 W35\$ E35 N24\$ S24 E24 N24\$.			

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	000100	C	RES	100	0006	OR	0.00	0.00	2.00	LT		1.00	1.00	1.00	45,000.00	45,000.00	90,000							