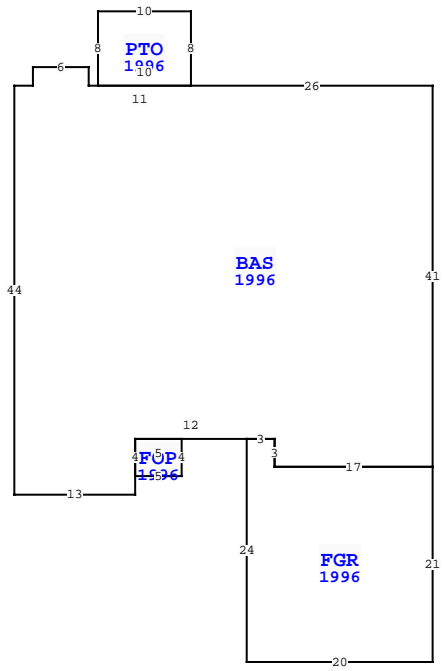


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	14	CARPET 90	
Interior Floo	08	SHT VINYL 10	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		4 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Units		0 100	
Occupancy	00	NONE 100	
Quality	01	Quality Level 01	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	08
NEIGHBORHOOD/LOC	8003.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,851	100	1996
FGR	429	55	1996
FOP	20	30	1996
PTO	80	5	1996
TOTALS	2,380		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SNGL FAM	- 100%	- 1997								
Heated Area: 1851						HX Base Yr 1997					



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		229,677	
TOTAL MARKET OB/XF VALUE		4,242	
TOTAL LAND VALUE - MARKET		45,000	
TOTAL MARKET VALUE		278,919	
SOH/AGL Deduction		141,492	
ASSESSED VALUE		137,427	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		86,705	
TOTAL JUST VALUE		278,919	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		258,068	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B952295	NEW CONSTR	80,000	10/01/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
0751/1199	2/15/1996	WD Q	Q	I		98,300
GRANTOR: SEDA CONSTRUCTION COM						
GRANTEE: SUNSTROM MARK & TIN						
0745/1271	12/04/1995	WD U	V	19		20,000
GRANTOR: SEMANIK DEVELOPMENT C						
GRANTEE: SEDA CONSTRUCTION C						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	1996
2	0810	CONCRETE A	0	100	17	340.00	SF	6.50	6.50	100	1996

TOTAL OB/XF											
4,242											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	RES	100	0006	OR	0.00	0.00	1.00	AC	

BUILDING NOTES											
BAS=[YR=1996] W26 PTO=[YR=1996] N8 W10 S8 E10\$ W11 N2 W6 S2 W2 S44 E13 N2 FOP=[YR=1996] E5 N4 W5 S4\$ N4 E12 FGR=[YR=1996] S24 E20 N21 W17 N3 W3\$ E3 S3 E17 N41\$.											

BUILDING DIMENSIONS											
BAS=[YR=1996] W26 PTO=[YR=1996] N8 W10 S8 E10\$ W11 N2 W6 S2 W2 S44 E13 N2 FOP=[YR=1996] E5 N4 W5 S4\$ N4 E12 FGR=[YR=1996] S24 E20 N21 W17 N3 W3\$ E3 S3 E17 N41\$.											

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