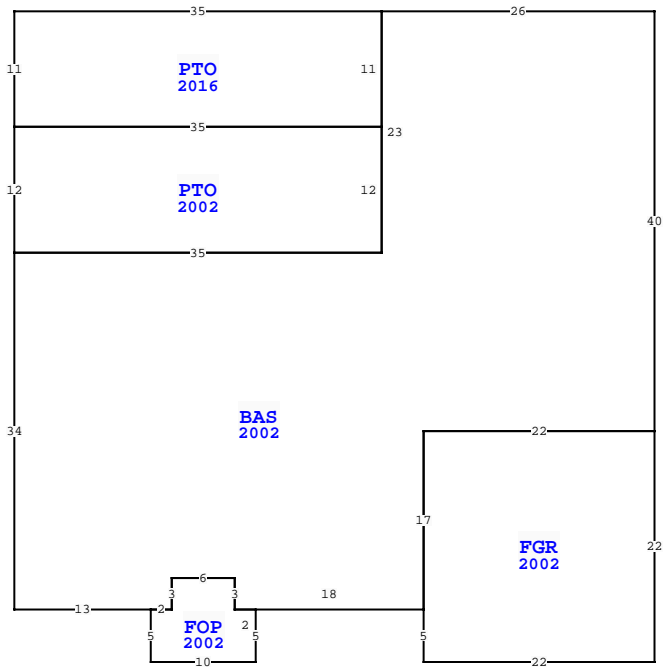


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	20	FACE BRICK	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	90
Interior Floo	08	SHT VINYL	10
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		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	2,280	100	2002
FGR	484	55	2002
FOP	68	30	2002
PTO	420	5	2002
PTO	385	5	2016
TOTALS	3,637		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,606	94.1760	124.31	323,952	2002	2007	0	0	12.75	87.25
1 SNGL FAM - 100% - 2003 Heated Area: 2280 HX Base Yr 2003											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	6
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE			282,648
TOTAL MARKET OB/XF VALUE			6,213
TOTAL LAND VALUE - MARKET			45,450
TOTAL MARKET VALUE			334,311
SOH/AGL Deduction			167,821
ASSESSED VALUE			166,490
TOTAL EXEMPTION VALUE	HX HB WR		55,722
BASE TAXABLE VALUE			110,768
TOTAL JUST VALUE			334,311
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			311,644

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18012495	REPAIR/RRF	25,000	12/27/2018

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2697/618	2/22/2024	WD	U	I	11	100

GRANTOR: MURPH MARK A
GRANTEE: MURPH MARK A REVOCA
1056/1643 5/21/2002 WD Q I 173,100
GRANTOR: SEDA CONSTRUCTION COM
GRANTEE: MURPH MARK A & REBE

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2002] W26 PTO=[YR=2016] W35 S11 PTO=[YR=2002] S12 E35 N12 W35\$ E35 N11 \$S23 W35 S34 E13 FOP=[YR=2002] S5 E10 N5 W2 N3 W6 S3W2 \$ E2 N3 E6 S3 E18 FGR=[YR=2002] S5 E22 N22 W22 S17 \$ N17 E22 N40 \$.	

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	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	2002	2002	3	85	2,975	
2	0812	CONCRETE C	0	100	0	1,012.00	SF	4.00	4.00	100	2002	2002	3	80	3,238	

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	0003	PUD	0.00	0.00	1.01	AC		1.00	1.00	1.00	45,000.00	45,000.00	45,450							