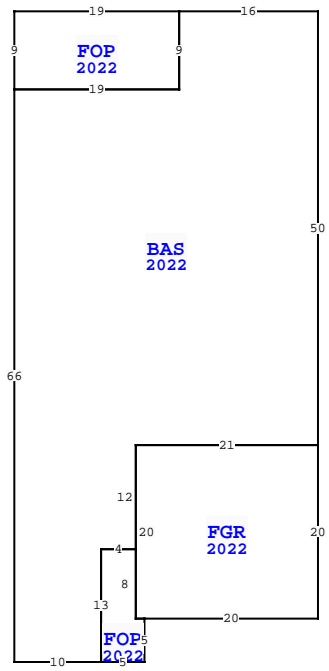


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	13	LVT/LAMMT	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Occupancy	00	NONE	100
Quality	04	Quality Level	04
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	05
NEIGHBORHOOD/LOC	5020.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,877	100	2022
FGR	420	55	2022
FOP	57	30	2022
FOP	171	30	2022
TOTALS	2,525		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1											
1 SINGLE FAM - 100% - 2023			Heated Area: 1877			HX Base Yr 2023					



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE			253,991
TOTAL MARKET OB/XF VALUE			3,439
TOTAL LAND VALUE - MARKET			65,000
TOTAL MARKET VALUE			322,430
SOH/AGL Deduction			52,475
ASSESSED VALUE			269,955
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			219,233
TOTAL JUST VALUE			322,430
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			299,413

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21011974	CO ISSUED	0	09/12/2022
21011974	NEW CONSTR	272,662	09/08/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2594/1211	9/28/2022	SW Q	Q	I	01	394,500
GRANTOR: RICHMOND AMERICAN HOM						
GRANTEE: PARRISH JANET MARIE						
2394/0349	9/21/2020	SW Q	Q	V	05	2,760,300
GRANTOR: THREE RIVERS DEVELOPE						
GRANTEE: RICHMOND AMERICAN H						

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		668.00	SF	5.20				3,439	

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2022] W16 FOP=[YR=2022] W19 S9 E19 N9\$ S9 W19 S66 E10 FOP=[YR=2022] E5 N5 FGR=[YR=2022] E20 N20 W21 S20 E1\$ W1 N8 W4 S13\$ N13 E4 N12 E21 N50\$.	

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		PUD	50.00	120.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000									