



BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS											NASSAU COUNTY PROPERTY				
ELEMENT	CD	CONSTRUCTION				TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY			
																		VALUATION BY	STANDARD		
																		Tax Group: 4	Tax Dist:		
																		BUILDING MARKET VALUE	0		
																		TOTAL MARKET OB/XF VALUE	0		
																		TOTAL LAND VALUE - MARKET	100		
																		TOTAL MARKET VALUE	100		
																		SOH/AGL Deduction	0		
																		ASSESSED VALUE	100		
																		TOTAL EXEMPTION VALUE	0		
																		BASE TAXABLE VALUE	100		
																		TOTAL JUST VALUE	100		
																		NCON VALUE	0		
																		INCOME VALUE			
																		PREVIOUS YEAR MKT VALUE	100		
DOR CODE						0005 COMMON S/D LANDS															
MAP NUM																	MKT AREA 05				
NEIGHBORHOOD/LOC						5020.00															
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																
TOTALS																					

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2586/0038	8/22/2022	SW	U	V	11	100
GRANTOR: THREE RIVERS DEVELOPE						
GRANTEE: THREE RIVER COMMUNI						

BUILDING NOTES						

BUILDING DIMENSIONS						

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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000005	C	COMMON S/D L	0		PUD	0.00	0.00	1.00	UT		1.00	1.00	1.00	100.00	100.00	100							