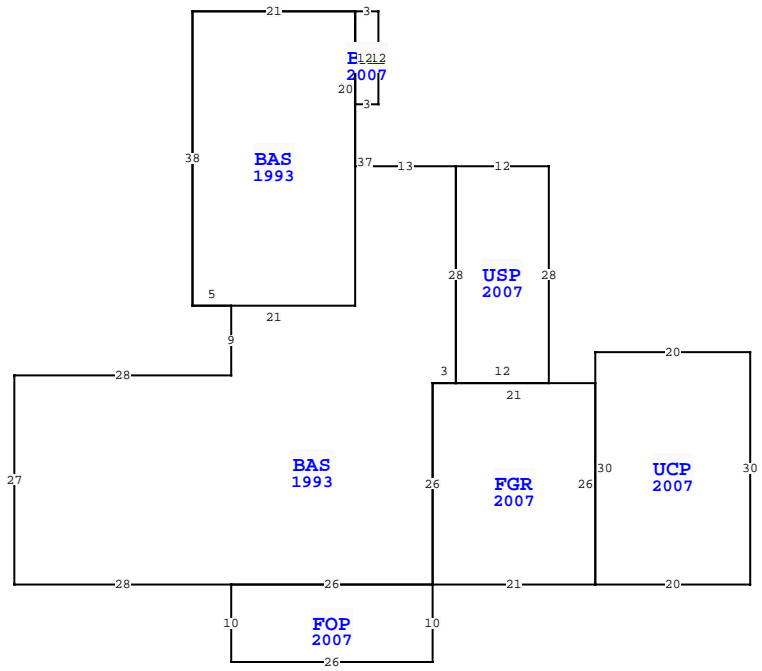


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	12	CEDAR 100	
Roof Structur	08	IRREGULAR 100	
Roof Cover	03	COMP SHNGL 70	
Roof Cover	12	MODULAR MT 30	
Interior Wall	05	DRYWALL 100	
Interior Floor	11	CLAY TILE 50	
Interior Floor	14	CARPET 50	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2.5 100	
Frame	02	WOOD FRAME 100	
Stories	2.	2. 100	
Units		0 100	
BUD8 Adjustme	06	DIST 1D 100	
Occupancy	00	NONE 100	
Quality	01	Quality Level 01	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	08
NEIGHBORHOOD/LOC		8001.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAL	36	15	2007
BAS	798	100	1993
BAS	2,754	100	1993
FGR	546	55	2007
FOP	260	30	2007
UCP	600	20	2007
USP	336	30	2007
TOTALS	5,330		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0900	01	4,156	92.5056	122.11	507,489	1950	1970		0	0	27.00	73.00	
1 SNGL FAM - 100% - 0 Heated Area: 3552 HX Base Yr													



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE			379,106
TOTAL MARKET OB/XF VALUE			27,386
TOTAL LAND VALUE - MARKET			167,310
TOTAL MARKET VALUE			573,802
SOH/AGL Deduction			339,853
ASSESSED VALUE			233,949
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE			183,227
TOTAL JUST VALUE			573,802
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			526,708

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0574/0646	7/17/1989	QC	Q	I	01	100
GRANTOR: WEAVER KATHERN						
GRANTEE: WEAVER RICHARD L						
0448/0104	3/01/1985	WD	Q	I		95,000
GRANTOR:						
GRANTEE:						

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	0510	GARAGE WD-	0	100	72	20	1,440.00	SF	26.25	26.25	100	1989	1989	3	20	7,560	
2	0510	GARAGE WD-	0	100	0	0	1,152.00	SF	17.50	17.50	100	1988	1988	3	20	4,032	
3	0200	BARN WD 0-	0	100	33	25	825.00	SF	15.00	15.00	100	2001	2001	3	28	3,465	
4	0300	BOAT DCK W	0	100	40	16	640.00	SF	40.00	40.00	100	1999	1999	3	26	6,656	
5	0811	CONCRETE B	0	100	20	34	620.00	SF	5.20	5.20	100	1986	1986	3	47	1,515	
6	0855	CONC PAVER	0	100	0	0	484.00	SF	5.00	5.00	100	1990	1990	3	57	1,379	
7	0510	GARAGE WD-	0	100	22	17	374.00	SF	26.25	26.25	100	1989	1989	3	20	1,964	
8	0680	POLE SHED	0	100	13	11	143.00	SF	10.00	10.00	100	1995	1995	3	20	286	
9	0681	POLE SHED	0	100	14	14	196.00	SF	11.25	11.25	100	1997	1997	3	24	529	

TOTAL OB/XF													
27,386													
BLD DATE													
XF DATE													
INC DATE													
LGL DATE													
LAND DATE													
AG DATE													
05/09/2025 MLU													

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[YR=1993;ORIG=-12,0] W13 N20 W21 S38 E5 S9 W28 S27 E28													
E26 N26 E3 N28 \$													
BAS=[YR=1993;ORIG=-46,18] N38 E21 S1 S37 W21 \$													
UCP=[YR=2007;ORIG=6,54] E20 N30 W20 S30 \$													
FGR=[YR=2007;ORIG=-15,54] E21 N26 W21 S26 \$													
USP=[YR=2007;ORIG=0,0] W12 S28 E12 N28 \$													
FOP=[YR=2007;ORIG=-41,54] S10 E26 N10 W26 \$													
BAL=[YR=2007;ORIG=-25,-20] E3 S12 W3 N12 \$													

LAND DESCRIPTION																								
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	0005	OR	0.00	0.00	8.58	AC		1.00	1.00	1.00	19,500.00	19,500.00	167,310							

