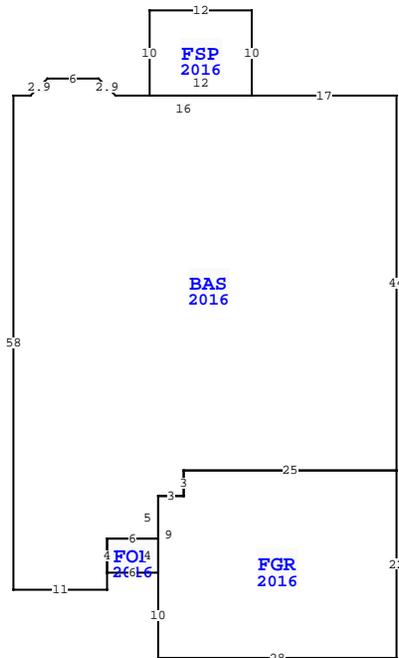


BUILDING CHARACTERISTICS					
ELEMENT	CD CONSTRUCTION				
Exterior Wall	10 ABOVE AVG 80				
Exterior Wall	16 WD FR STUC 20				
Roof Structure	03 GABLE/HIP 100				
Roof Cover	03 COMP SHNGL 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	11 CLAY TILE 60				
Interior Floor	14 CARPET 40				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	3 100				
Bathrooms	2 100				
Frame	02 WOOD FRAME 100				
Stories	1. 1. 100				
Units	0 100				
Occupancy	00 NONE 100				
Quality	03 Quality Level 03				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 05				
NEIGHBORHOOD/LOC	5009.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,207	100	2016	2,207	234,477
FGR	607	55	2016	334	35,485
FOP	24	30	2016	7	743
FSP	120	40	2016	48	5,100
TOTALS	2,958			2,596	275,805

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	- 100%	- 2017		Heated Area: 2207					HX Base Yr 2017	



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE			275,805
TOTAL MARKET OB/XF VALUE			5,839
TOTAL LAND VALUE - MARKET			55,000
TOTAL MARKET VALUE			336,644
SOH/AGL Deduction			117,232
ASSESSED VALUE			219,412
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			168,690
TOTAL JUST VALUE			336,644
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			324,276

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1632252	CO ISSUED	0	12/27/2016
B1632252	NEW CONSTR	279,005	05/01/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2607/0535	12/02/2022	QC	U	I	11	100
GRANTOR: GOLDEN CHRISTOPHER R						
GRANTEE: GOLDEN KAYLA						
2092/1952	12/28/2016	SW	Q	I	01	205,000
GRANTOR: D R HORTON INC-JACKSO						
GRANTEE: GOLDEN CHRISTOPHER						

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		5.20	100	2016	2016	3	95	5,839	

TOTAL OB/XF												5,839			
BLD DATE		LGL DATE													
XF DATE		LAND DATE													
INC DATE		AG DATE													

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2016] W17 FSP=[YR=2016] N10 W12 S10 E12\$ W16 U2 L2 W6 D2 L2 W2 S58 E11 N2 FOP=[YR=2016] E6 FGR=[YR=2016] S10 E28 N22 W25 S3 W3 S9\$ N4 W6 S4\$ N4 E6 N5 E3 N3 E25 N44\$.	

LAND DESCRIPTION		TOTAL OB/XF 5,839																						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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		PUD	0.00	0.00	1.00	UT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							