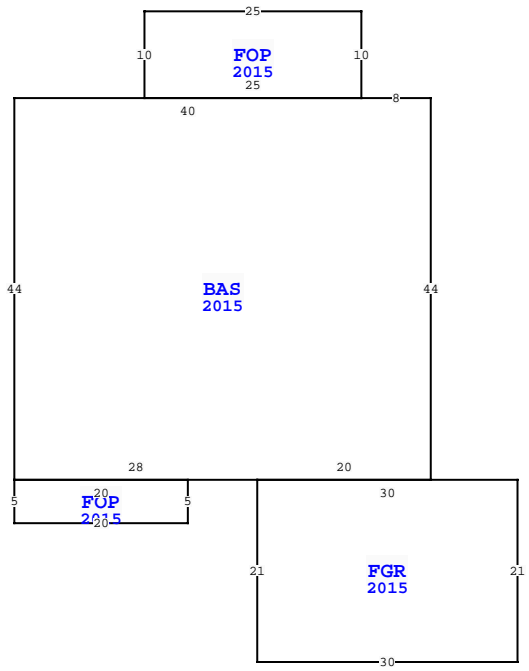


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE	80
Exterior Wall	16	WD FR STUC	20
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	11	CLAY TILE	50
Interior Floor	12	HARDWOOD	50
Air Condition	03	CENTRAL	100
Heating Type	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	03	Quality Level	03
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	05
NEIGHBORHOOD/LOC	5005.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,112	100	2015
FGR	630	55	2015
FOP	100	30	2015
FOP	250	30	2015
TOTALS	3,092		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,563	109.0560	109.06	279,521	2015	2015	0	0	4.10	95.90
1 SINGLE FAM - 100% - 2024 Heated Area: 2112 HX Base Yr 2024											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			268,061
TOTAL MARKET OB/XF VALUE			14,539
TOTAL LAND VALUE - MARKET			55,000
TOTAL MARKET VALUE			337,600
SOH/AGL Deduction			2,431
ASSESSED VALUE			335,169
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			284,447
TOTAL JUST VALUE			337,600
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			325,723

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1429450	CO ISSUED	0	05/22/2015
B1429450	NEW CONSTR	208,253	10/01/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2687/837	12/21/2023	WD	Q	I	02	369,000
GRANTOR: MOREY DARRELL W & CHA						
GRANTEE: STEWART STEVEN & KE						
2144/1220	8/29/2017	WD	Q	I	01	235,000
GRANTOR: LAUGHTER CHRISTOPHER						
GRANTEE: MOREY DARRELL W & C						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0811	CONCRETE B	0	100	0	1,850.00	SF	5.20	5.20	100	2015
2	0462	ST/AL FNC	0	100	0	720.00	SF	10.00	10.00	100	2015

TOTAL OB/XF												14,539			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T				
1	000134	C	RES POND	100		PUD	0.00	0.00	1.00	LT	1.00				

BUILDING NOTES											
BAS=[YR=2015] W8 FOP=[YR=2015] N10 W25 S10 E25\$ W40 S44											
FOP=[YR=2015] S5 E20 N5 W20\$ E28 FGR=[YR=2015] S21 E30 N21											
W30\$ E20 N44\$.											

BUILDING DIMENSIONS											
BAS=[YR=2015] W8 FOP=[YR=2015] N10 W25 S10 E25\$ W40 S44											
FOP=[YR=2015] S5 E20 N5 W20\$ E28 FGR=[YR=2015] S21 E30 N21											
W30\$ E20 N44\$.											

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	% 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	0.00	0.00	1.00	LT	1.00	1.00	1.00	55,000.00	55,000.00	55,000							