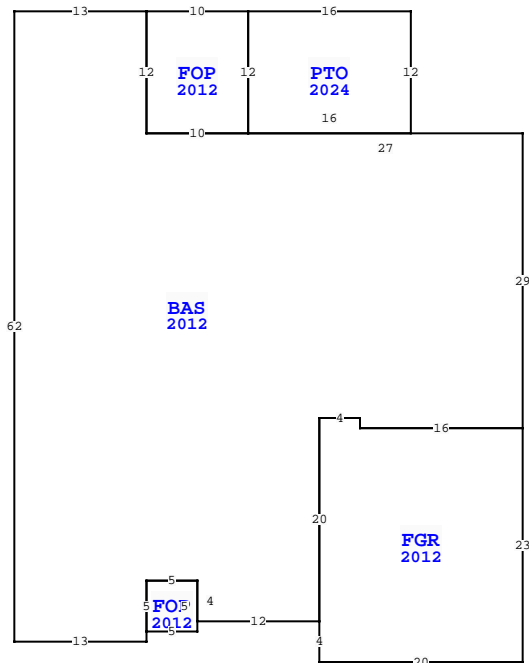


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	60
Interior Floo	11	CLAY TILE	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms	4	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	2,178	100	2012
FGR	464	55	2012
FOP	25	30	2012
FOP	120	30	2012
PTO	192	5	2024
TOTALS	2,979		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,487	107.7120	107.71	267,875	2012	2012	0	0	6.00	94.00
1 SINGLE FAM - 100% - 2017 Heated Area: 2178 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		251,802	
TOTAL MARKET OB/XF VALUE		9,809	
TOTAL LAND VALUE - MARKET		55,000	
TOTAL MARKET VALUE		316,611	
SOH/AGL Deduction		109,754	
ASSESSED VALUE		206,857	
TOTAL EXEMPTION VALUE		HX HB 50,722	
BASE TAXABLE VALUE		156,135	
TOTAL JUST VALUE		316,611	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		305,569	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B25989	REMODEL	675	05/01/2012
C25405	CO ISSUED	0	03/05/2012
E24518	REMODEL	0	01/01/2012
M16776	H/AC	0	01/01/2012
E24207	NEW CONSTR	0	12/01/2011
B25405	NEW CONSTR	247,234	12/01/2011

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2038/0833	2/20/2016	WD Q	Q	I	01	203,000
GRANTOR: ALLEN ZAARON & SELENA						
GRANTEE: MOSS JONATHAN E & M						
1858/0342	5/22/2013	WD Q	Q	I	01	187,500
GRANTOR: ADVANTAGE HOME BUILDE						
GRANTEE: ALLEN ZAARON & SELE						

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	794.00	SF	5.20	5.20	100	2012	2012	3	92	3,798	
2	0810	CONCRETE A	0	100	22	66.00	SF	6.50	6.50	100	2012	2012	3	92	395	
3	0462	ST/AL FNC	0	100	0	720.00	SF	10.00	10.00	100	2016	2016	3	78	5,616	

BLD DATE		07/31/2012	KK	LGL DATE	
XF DATE				LAND DATE	
INC DATE				AG DATE	

BUILDING NOTES	
BAS=[YR=2012;ORIG=0,0] W27 W10 N12 W13 S62 E13 N1 N5 E5 S4 E12 N20 E4 S1 E16 N29 \$	
FGR=[YR=2012;ORIG=-20,48] S4 E20 N23 W16 N1 W4 S20 \$	
FOP=[YR=2012;ORIG=-27,0] N12 W10 S12 E10 \$	
PTO=[YR=2024;ORIG=-27,-12] E16 S12 W16 N12 \$	

LAND DESCRIPTION		TOTAL OB/XF															9,809							
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	000134	C	RES POND	100	0003	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							