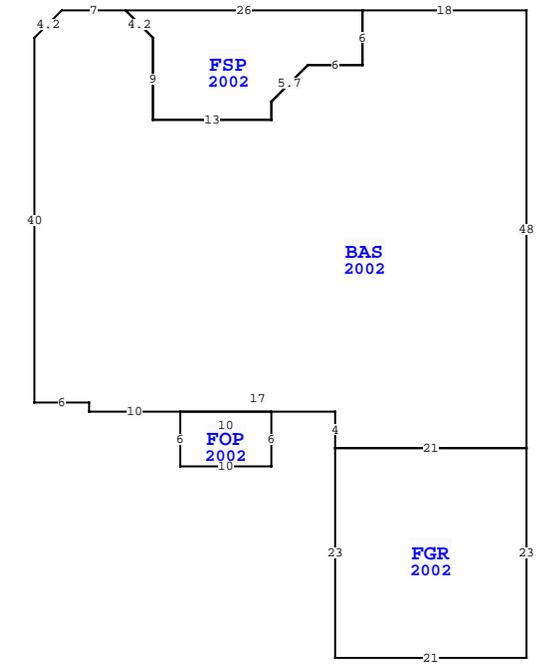


| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|------------------|---------|
| ELEMENT | CD | | |
| Exterior Wall | 16 | WD FR STUC | 100 |
| Roof Structur | 08 | IRREGULAR | 100 |
| Roof Cover | 03 | COMP SHNGL | 100 |
| Interior Wall | 05 | DRYWALL | 100 |
| Interior Floo | 14 | CARPET | 70 |
| Interior Floo | 11 | CLAY TILE | 30 |
| Air Condition | 03 | CENTRAL | 100 |
| Heating Type | 04 | AIR DUCTED | 100 |
| Bedrooms | | 4 | 100 |
| Bathrooms | | 3 | 100 |
| Frame | 02 | WOOD FRAME | 100 |
| Stories | 1. | 1. | 100 |
| Units | | 0 | 100 |
| Occupancy | 00 | NONE | 100 |
| Quality | 04 | Quality Level 04 | |
| DOR CODE | 0100 | SINGLE FAMILY | |
| MAP NUM | | MKT AREA | 04 |
| NEIGHBORHOOD/LOC | 4043.00 | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 2,221 | 100 | 2002 |
| FGR | 483 | 55 | 2002 |
| FOP | 60 | 30 | 2002 |
| FSP | 229 | 40 | 2002 |
| TOTALS | 2,993 | | |
| | | | 2,597 |
| | | | 356,430 |

| MARKET ADJUSTMENTS | | | | | | | | | | | | |
|---|-----|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | |
| 0900 | 01 | 2,597 | 116.8272 | 154.21 | 400,483 | 2002 | 2002 | 0 | 0 | 11.00 | 89.00 | |
| 1 SNGL FAM - 0% - 2024 Heated Area: 2221 HX Base Yr | | | | | | | | | | | | |



| NASSAU COUNTY PROPERTY | | PAGE 1 of 1 | 4 |
|---------------------------|-----------|-------------|----------|
| VALUATION SUMMARY | | | |
| VALUATION BY | | | STANDARD |
| Tax Group: 4 | Tax Dist: | | |
| BUILDING MARKET VALUE | | | 356,430 |
| TOTAL MARKET OB/XF VALUE | | | 16,227 |
| TOTAL LAND VALUE - MARKET | | | 105,000 |
| TOTAL MARKET VALUE | | | 477,657 |
| SOH/AGL Deduction | | | 0 |
| ASSESSED VALUE | | | 477,657 |
| TOTAL EXEMPTION VALUE | | | 0 |
| BASE TAXABLE VALUE | | | 477,657 |
| TOTAL JUST VALUE | | | 477,657 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 460,902 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-------|------------|
| B1530441 | SCRNRM | 6,566 | 05/01/2015 |

| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 2621/0262 | 2/23/2023 | WD Q | Q | I | 01 | 565,000 |
| GRANTOR: WORRELL JAMES W & KAR | | | | | | |
| GRANTEE: BROWN MICHAEL JOSEP | | | | | | |
| 1792/0096 | 4/17/2012 | WD Q | Q | I | 02 | 240,000 |
| GRANTOR: LAMERE KENNETH W JR & | | | | | | |
| GRANTEE: WORRELL JAMES W & K | | | | | | |

| 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 | 0500 | FP-PRE FAB | 0 | 0 | 0 | 1.00 | UT | 3,500.00 | 3,500.00 | 100 | 2002 | 2002 | 3 | 85 | 2,975 | |
| 2 | 0855 | CONC PAVER | 0 | 0 | 0 | 1,049.00 | SF | 10.00 | 10.00 | 100 | 2021 | 2021 | 3 | 99 | 10,385 | |
| 3 | 0910 | SCRN RM L | 0 | 0 | 0 | 294.00 | SF | 15.00 | 15.00 | 100 | 2015 | 2015 | 3 | 65 | 2,867 | |
| TOTALS | | | | | | | | | | | | | 16,227 | | | |

| BLD DATE | | 03/29/2023 | NW | LGL DATE |
|----------|--|------------|----|-----------|
| XF DATE | | | | LAND DATE |
| INC DATE | | | | AG DATE |

| BUILDING NOTES | |
|---|--|
| | |
| BUILDING DIMENSIONS | |
| BAS=[YR=2002] W18 FSP=[YR=2002] W26 D3 R3 S9 E13 N2 R4 U4 E6 N6 \$ S6 W6 D4 L4 S2 W13 N9 L3 U3 W7 D3 L3 S40 E6 S1 E10 FOP=[YR=2002] S6 E10 N6 W10 \$ E17 S4 FGR=[YR=2002] S23 E21 N23 W21 \$ E21 N48 \$. | |

| 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 | DPH FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV | |
| 1 | 000140 | C | RES GOLF | 0 | | PUD | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 105,000.00 | 105,000.00 | 105,000 | | | | | | | | |