

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	08	CLAY TILE	100
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		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	2,928	100	2013
FGR	903	55	2013
FOP	132	30	2013
FOP	220	30	2013
TOTALS	4,183		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	3,531	114.8175	151.56	535,158	2013	2013	0	0	5.50	94.50

1 SNGL FAM - 100% - 2024 Heated Area: 2928 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			505,724
TOTAL MARKET OB/XF VALUE			40,327
TOTAL LAND VALUE - MARKET			127,500
TOTAL MARKET VALUE			673,551
SOH/AGL Deduction			3,691
ASSESSED VALUE			669,860
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE			619,138
TOTAL JUST VALUE			673,551
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			650,982

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1428864	SCRNENCL	15,293	06/01/2014
B1428421	SWIM POOL	29,000	03/01/2014
B1226713	CO ISSUED	0	07/11/2013
B1226713	NEW CONSTR	354,239	12/01/2012

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2621/0863	2/24/2023	WD Q	Q	I	02	812,000
GRANTOR: HERMAN CLIFFORD W &						
GRANTEE: CARPENTER TIMOTHY W						
1376/0575	12/22/2005	WD Q	Q	V		145,000
GRANTOR: NORTH HAMPTON LLC						
GRANTEE: HERMAN CLIFFORD W &						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0855	CONC PAVER	0	100	0	1,209.00	SF	10.00	10.00	100	2013
2	0462	ST/AL FNC	0	100	0	768.00	SF	10.00	10.00	100	2014
3	0910	SCRN RM L	0	100	36	720.00	SF	15.00	15.00	100	2014
4	0861	POOL GUNIT	0	100	0	192.00	SF	85.00	85.00	100	2014
5	0855	CONC PAVER	0	100	0	528.00	SF	10.00	10.00	100	2014
6	0877	JACUZZI	0	100	0	1.00	UT	1,000.00	1,000.00	100	2014

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
1	000135	C	RES NATURAL	100		PUD	0.00	0.00	1.00	LT	1.00

BUILDING NOTES											
BAS=[YR=2013] W16 FOP=[YR=2013] W20 S11 E20 N11 \$ S11 W20 N11 W32 S51 FGR=[YR=2013] S34 E12 S2 E12 N37 FOP=[YR=2013] E22 N6 W22 S6 \$ N6 W9 S7 W15 \$ E15 N7 E41 S2 D3 R3 E6 U3 R3 N46 \$.											

BUILDING DIMENSIONS											
BAS=[YR=2013] W16 FOP=[YR=2013] W20 S11 E20 N11 \$ S11 W20 N11 W32 S51 FGR=[YR=2013] S34 E12 S2 E12 N37 FOP=[YR=2013] E22 N6 W22 S6 \$ N6 W9 S7 W15 \$ E15 N7 E41 S2 D3 R3 E6 U3 R3 N46 \$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000135	C	RES NATURAL	100		PUD	0.00	0.00	1.00	LT	1.00