

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall

30 VINYL 80

Exterior Wall

16 WD FR STUC 20

Roof Structur

03 GABLE/HIP 100

Roof Cover

03 COMP SHNGL 100

Interior Wall

05 DRYWALL 100

Interior Floo

11 CLAY TILE 80

Interior Floo

14 CARPET 20

Air Condition

03 CENTRAL 100

Heating Type

04 AIR DUCTED 100

Bedrooms

3 100

Bathrooms

2 100

Frame Stories

02 WOOD FRAME 100

Units

0 0 100

Occupancy

00 NONE 100

Quality

06 Quality Level 06

DOR CODE

0100SINGLE FAMILY

MAP NUM

MKT AREA09

NEIGHBORHOOD/LOC

9001.00

AREA TYPE

TOTAL GROSS AREA

PCT OF BASE

YEAR

TOT ADJ AREA

SUBAREA MARKET VALUE

BAS

1,932

100

2010

1,932

235,900

FGR

420

55

2010

231

28,206

FOP

58

30

2010

17

2,075

FOP

104

30

2010

31

3,786

TOTALS

2,514

2,211

269,967

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

703.00

SF

5.20

5.20

100

2010

2010

3

90

3,290

LAND DESCRIPTION

L N

USE CODE

CLS

LAND USE DESCRIPTION

CAP

R D

LOC ZONE

FRONT

DEPTH

TOT LND UTS

UNIT TYPE

D T

DPTH 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

0005

OR

0.00

0.00

1.46

AC

1.00

1.00

1.00

45,000.00

45,000.00

65,700

REVIEW DATE

06/04/2024

BY

WWA

Total Acres:

1.46

Total Land Value:

65,700

Market:

0

Agricultural:

0

Common:

65,700

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MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYEBCONFNCTNORM% CONDTOTAL

0100012,211130.7320130.73289,04420102010006.6093.40

2 SINGLE FAM - 100% - 1996Heated Area: 1932HX Base Yr 1996

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

05/21/2025MLU

TOTAL OB/XF

3,290

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BYSTANDARD

Tax Group: 6Tax Dist:

BUILDING MARKET VALUE269,967

TOTAL MARKET OB/XF VALUE3,290

TOTAL LAND VALUE - MARKET65,700

TOTAL MARKET VALUE338,957

SOH/AGL Deduction187,674

ASSESSED VALUE151,283

TOTAL EXEMPTION VALUEHX HB50,722

BASE TAXABLE VALUE100,561

TOTAL JUST VALUE338,957

NCON VALUE0

INCOME VALUE

PREVIOUS YEAR MKT VALUE304,982

PERMIT NUM

DESCRIPTION

AMT

ISSUED

C22968

C0 ISSUED

0

02/09/2010

E22207

ELEC OTHER

0

11/01/2009

M14932

H/AC

0

11/01/2009

P0914002

OTHER

0

10/01/2009

R0912152

REPAIR/RRF

3,000

10/01/2009

B985399

REMODEL

5,200

09/01/1998

SALES DATA

OFF RECORD NumberDATE

TYPE INST

QU

V I

RSN CD

SALE PRICE

0346/0365

10/01/1981

WD

Q

V

1,500

GRANTOR:

GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2010] W17 FOP=[YR=2010] N8 W13 S8 E13\$ W33 S30  
FGR=[YR=2010] S21 E20 N21 W20\$ E20 S15 E9 FOP=[YR=2010] S4  
E10 N4 W2 N3 W6 S3 W2\$ E2 N3 E6 S3 E13 N45\$.