



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										
ELEMENT		CD	CONSTRUCTION				TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY										
																					VALUATION BY		STANDARD							
																					Tax Group: 3		Tax Dist:							
																					BUILDING MARKET VALUE		51,759							
																					TOTAL MARKET OB/XF VALUE		30,277							
																					TOTAL LAND VALUE - MARKET		90,000							
																					TOTAL MARKET VALUE		172,036							
																					SOH/AGL Deduction		0							
																					ASSESSED VALUE		172,036							
																					TOTAL EXEMPTION VALUE		0							
																					BASE TAXABLE VALUE		172,036							
																					TOTAL JUST VALUE		172,036							
																					NCON VALUE		0							
																					INCOME VALUE									
																					PREVIOUS YEAR MKT VALUE		134,197							
DOR CODE		0100	SINGLE FAMILY																											
MAP NUM							MKT AREA														06									
NEIGHBORHOOD/LOC		6001	.00																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																									
TOTALS																														
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													
11	0350	CARPORT WD	0	0	32	13	416.00	SF	8.58	8.58	100	2004	2004	3	21	750														
12	0940	SHEDS/PORT	0	0	12	10	120.00	SF	30.00	30.00	100	2004	2004	3	21	756														