

BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	30 VINYL 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	12 MODULAR MT 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	14 CARPET 70				
Interior Floor	08 SHT VINYL 30				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	3 100				
Bathrooms	2 100				
Frame	02 WOOD FRAME 100				
Stories	1. 1. 100				
Units	0 100				
BUD8 Adjustme	04 DIST 01 100				
Quality	05 Quality Level 05				
DOR CODE	0200 MOBILE HOME				
MAP NUM	MKT AREA 05				
NEIGHBORHOOD/LOC	5010.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,188	100	1999	1,188	95,238
TOTALS	1,188			1,188	95,238

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	M/H	94+	- 100%	- 2025								
				Heated Area: 1188				HX Base Yr 2025				
<div style="border: 1px solid black; width: 100%; height: 100%; position: relative;"> 44 44 27 27 <div style="position: absolute; top: 50%; left: 50%; transform: translate(-50%, -50%);"> <p>BAS 1999</p> </div> </div>												

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			95,238
TOTAL MARKET OB/XF VALUE			8,787
TOTAL LAND VALUE - MARKET			65,000
TOTAL MARKET VALUE			169,025
SOH/AGL Deduction			0
ASSESSED VALUE			169,025
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE			118,303
TOTAL JUST VALUE			169,025
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			160,706

PERMIT NUM	DESCRIPTION	AMT	ISSUED
MH992878	MH MOVE-ON	0	10/01/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2654/1902	7/14/2023	WD Q	Q	I	01	204,999
GRANTOR: CARTER SHARLEEN MARIE						
GRANTEE: WALLS TALON C & JAM						
0859/1558	12/21/1998	WD Q	Q	I		42,900
GRANTOR: HALL REBA HELENE						
GRANTEE: CARTER SHARLEEN MAR						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=1999] W44 S27 E44 N27 \$.	

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	1242	WD DECK A	0	100	0	0			180.00	SF	10.00	10.00	100	1985	1985	3	20	360	
2	0752	USP	0	100	20	10			200.00	SF	15.00	15.00	100	1985	1985	3	20	600	
3	0500	FP-PRE FAB	0	100	0	0			1.00	UT	3,500.00	3,500.00	100	1999	1999	3	81	2,835	
4	0300	BOAT DCK W	0	100	0	0			160.00	SF	40.00	40.00	100	2024	2016		78	4,992	
													TOTAL OB/XF		8,787				

LAND DESCRIPTION																								
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	000134	C	RES POND	100		RM	140.00	150.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							