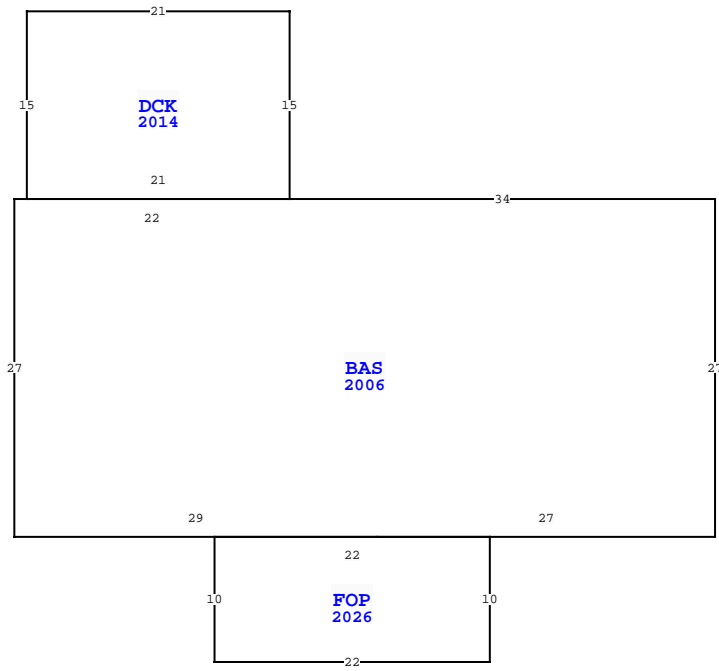


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	30	VINYL 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 80	
Interior Floor	08	SHT VINYL 20	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		4 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Units		0 100	
Quality	06	Quality Level 06	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	05
NEIGHBORHOOD/LOC	5001.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,512	100	2006
DCK	315	15	2014
FOP	220	30	2026
TOTALS	2,047		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0800	02	1,625	152.3600	129.51	210,454	2005	2010	0	0	36.00	64.00	
1 M/H 94+ - 100% - 2022 Heated Area: 1512 HX Base Yr 2022												



NASSAU COUNTY PROPERTY		PAGE 1 of 1	
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE			134,691
TOTAL MARKET OB/XF VALUE			16,947
TOTAL LAND VALUE - MARKET			73,150
TOTAL MARKET VALUE			224,788
SOH/AGL Deduction			41,885
ASSESSED VALUE			182,903
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			132,181
TOTAL JUST VALUE			224,788
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			209,636

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1328122	ADDITION	24,227	01/01/2014
MH4761	MH MOVE-ON	0	05/02/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
2094/1299	1/03/2017	WD Q	Q	I	01	120,000
GRANTOR: MCNEAL HARLEY & MICHE						
GRANTEE: PEREZ JORGE R						
1875/0768	8/23/2013	WD Q	Q	I	02	45,000
GRANTOR: THE BANK OF NEW YORK						
GRANTEE: MCNEAL HARLEY						

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	0681	POLE SHED	0 100	10	8	80.00	SF	15.00	15.00	100	2006	2006	3	40	480	
2	0680	POLE SHED	0 100	10	8	80.00	SF	10.00	10.00	100	2006	2006	3	40	320	
3	0810	CONCRETE A	0 100	0	0	300.00	SF	6.50	6.50	100	2014	2014	3	94	1,833	
4	0510	GARAGE WD-	0 100	24	24	576.00	SF	35.00	35.00	100	2014	2014	3	71	14,314	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/09/2025	MLU

BUILDING NOTES												
BUILDING DIMENSIONS												
BAS=[YR=2006;ORIG=0,0] W34 W22 S27 E29 E27 N27 \$												
DCK=[YR=2014;ORIG=-34,0] N15 W21 S15 E21 \$												
FOP=[YR=2026;ORIG=-40,27] E22 S10 W22 N10 \$												

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	000100	C	RES	100	0005	OR	0.00	0.00	2.09	AC		1.00	1.00	1.00	35,000.00	35,000.00	73,150								