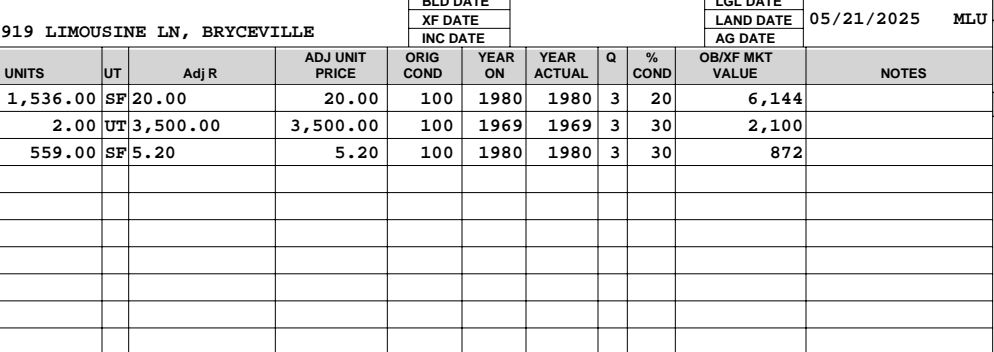




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	03	MASONRY 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC		9001.00
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,828	100
FGR	576	55
FOP	32	30
FOP	144	30
TOTALS	2,580	

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0900	01	2,198	108.4860	143.20	314,754	1969	1984	0	0	30.00	70.00		
1 SNGL FAM - 100% - 2002 Heated Area: 1828 HX Base Yr 2002													



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE			220,328
TOTAL MARKET OB/XF VALUE			9,116
TOTAL LAND VALUE - MARKET			206,115
TOTAL MARKET VALUE			435,559
SOH/AGL Deduction			278,476
ASSESSED VALUE			157,083
TOTAL EXEMPTION VALUE	HX HB VX		55,722
BASE TAXABLE VALUE			101,361
TOTAL JUST VALUE			435,559
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			420,187

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21017347	METAL ROOF	18,200	12/15/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0950/0474	9/20/2000	WD Q	Q	I		175,000

GRANTOR: O'BRIEN JAMES & COLLE
GRANTEE: ALFORD GARY & MARGU

BUILDING NOTES	
919 LIMOUSINE LN, BRYCEVILLE	
BLD DATE	
XF DATE	
INC DATE	
LGL DATE	05/21/2025 MLU
LAND DATE	
AG DATE	

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	0200	BARN WD 0-	0 100	32	48	1,536.00	SF	20.00	20.00	100	1980	1980	3	20	6,144	
2	0500	FP-PRE FAB	0 100	0	0	2.00	UT	3,500.00	3,500.00	100	1969	1969	3	30	2,100	
3	0811	CONCRETE B	0 100	0	0	559.00	SF	5.20	5.20	100	1980	1980	3	30	872	

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	0007	OR	0.00	0.00	10.57	AC		1.00	1.00	1.00	19,500.00	19,500.00	206,115							