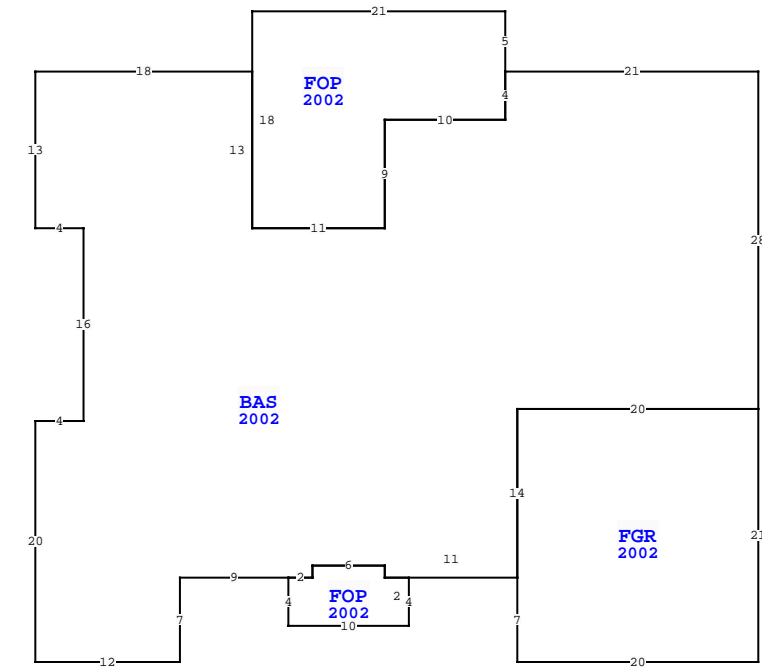


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	70
Interior Floo	08	SHT VINYL	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	1.	1. 100	
Units		0	100
Occupancy	00	NONE	100
Quality	03	Quality Level 03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4041.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,071	100	2002
FGR	420	55	2002
FOP	46	30	2002
FOP	288	30	2002
TOTALS	2,825		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,402	110.7400	146.18	351,124	2002	2002	0	0	11.00	89.00
1 SNGL FAM - 100% - 2003 Heated Area: 2071 HX Base Yr 2003											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE			312,500
TOTAL MARKET OB/XF VALUE			57,834
TOTAL LAND VALUE - MARKET			85,000
TOTAL MARKET VALUE			455,334
SOH/AGL Deduction			202,630
ASSESSED VALUE			252,704
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			201,982
TOTAL JUST VALUE			455,334
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			432,135

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E1631193	SWIM POOL	0	05/01/2016
B0209710	NEW CONSTR	217,612	06/01/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1877/0821	6/28/2013	WD	U	I	30	83,000
GRANTOR: COOK MELISSA L & RONA						
GRANTEE: COOK MELISSA L & RO						
1088/1903	10/21/2002	WD	Q	I		174,200
GRANTOR: SEDA CONSTRUCTION COM						
GRANTEE: SMITH MELISSA L						

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	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	2002	2002	3	85	2,975			
2	0811	CONCRETE B	0	100	0	655.00	SF	5.20	5.20	100	2002	2002	3	80	2,725			
3	0861	POOL GUNIT	0	100	0	543.00	SF	85.00	85.00	100	2016	2016	3	78	36,001			
4	0855	CONC PAVER	0	100	0	1,000.00	SF	10.00	10.00	100	2016	2016	3	95	9,500			
5	0476	VF 6 SBPL	0	100	0	132.00	LF	32.00	32.00	100	2016	2016	3	89	3,759			
6	0470	VNYL GATE	0	100	0	2.00	UT	300.00	300.00	100	2016	2016	3	89	534			
7	0462	ST/AL FNC	0	100	0	300.00	SF	10.00	10.00	100	2016	2016	3	78	2,340			
TOTALS												2,825		2,402	312,500			

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		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000							