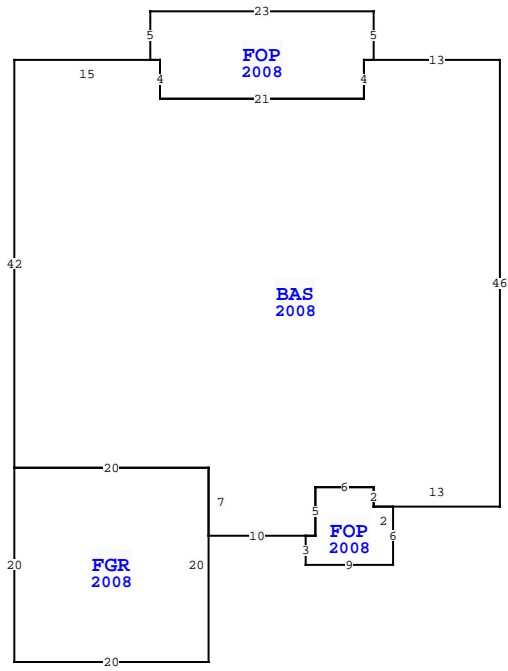


| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|------------------|------|
| ELEMENT | CD | | |
| Exterior Wall | 16 | WD FR STUC | 100 |
| Roof Structur | 03 | GABLE/HIP | 100 |
| Roof Cover | 03 | COMP SHNGL | 100 |
| Interior Wall | 05 | DRYWALL | 100 |
| Interior Floo | 14 | CARPET | 70 |
| Interior Floo | 11 | CLAY TILE | 30 |
| 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 |
| 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 | 2,157 | 100 | 2008 |
| FGR | 400 | 55 | 2008 |
| FOP | 63 | 30 | 2008 |
| FOP | 199 | 30 | 2008 |
| TOTALS | 2,819 | | |

| MARKET ADJUSTMENTS | | | | | | | | | | | |
|--|-----|-----------|-------------|----------------|----------------|------|------|------|------|------|--------|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND |
| 0900 | 01 | 2,456 | 106.4640 | 140.53 | 345,142 | 2008 | 2008 | 0 | 0 | 8.00 | 92.00 |
| 1 SNGL FAM - 100% - 2019 Heated Area: 2157 HX Base Yr 2019 | | | | | | | | | | | |



| NASSAU COUNTY PROPERTY | | PAGE 1 of 1 | 4 |
|---------------------------|--|--------------|---|
| VALUATION SUMMARY | | | |
| VALUATION BY | | STANDARD | |
| Tax Group: 4 | | Tax Dist: | |
| BUILDING MARKET VALUE | | 317,531 | |
| TOTAL MARKET OB/XF VALUE | | 67,172 | |
| TOTAL LAND VALUE - MARKET | | 85,000 | |
| TOTAL MARKET VALUE | | 469,703 | |
| SOH/AGL Deduction | | 162,462 | |
| ASSESSED VALUE | | 307,241 | |
| TOTAL EXEMPTION VALUE | | HX HB 50,722 | |
| BASE TAXABLE VALUE | | 256,519 | |
| TOTAL JUST VALUE | | 469,703 | |
| NCON VALUE | | 0 | |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | 446,911 | |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|--------------|---------|------------|
| B1705159 | SCRN ENCLSRE | 28,413 | 09/01/2017 |
| B1702338 | SWIM POOL | 41,000 | 04/01/2017 |
| M13456 | MECH OTHER | 0 | 11/01/2007 |
| E20154 | ELEC OTHER | 2,000 | 10/01/2007 |
| P12816 | OTHER | 0 | 10/01/2007 |
| C20492 | CO ISSUED | 185,526 | 09/01/2007 |

| SALES DATA | | | | | | |
|--------------------------------|------------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 2080/1899 | 10/20/2016 | WD Q | Q | I | 01 | 264,000 |
| GRANTOR: BENNETT MATTHEW J & | | | | | | |
| GRANTEE: RIZKALLA RIZKALLA S | | | | | | |
| 1556/0295 | 3/17/2008 | WD Q | Q | I | | 234,000 |
| GRANTOR: SEDA CONSTRUCTION COM | | | | | | |
| GRANTEE: BENNETT MATTHEW J & | | | | | | |

| 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 | 2008 | 2008 | 3 | 91 | 3,185 | |
| 2 | 0811 | CONCRETE B | 0 | 100 | 0 | 668.00 | SF | 5.20 | 5.20 | 100 | 2008 | 2008 | 3 | 88 | 3,057 | |
| 3 | 0476 | VF 6 SBPL | 0 | 100 | 0 | 192.00 | LF | 32.00 | 32.00 | 100 | 2009 | 2009 | 3 | 74 | 4,547 | |
| 4 | 0470 | VNYL GATE | 0 | 100 | 0 | 2.00 | UT | 300.00 | 300.00 | 100 | 2009 | 2009 | 3 | 74 | 444 | |
| 5 | 0911 | SCRN RM A | 0 | 100 | 0 | 1,296.00 | SF | 17.50 | 17.50 | 100 | 2017 | 2017 | 3 | 74 | 16,783 | |
| 6 | 0861 | POOL GUNIT | 0 | 100 | 0 | 450.00 | SF | 85.00 | 85.00 | 100 | 2017 | 2017 | 3 | 81 | 30,983 | |
| 7 | 0855 | CONC PAVER | 0 | 100 | 0 | 846.00 | SF | 7.00 | 7.00 | 100 | 2017 | 2017 | 3 | 96 | 5,685 | |
| 8 | 0871 | POOL HTR R | 0 | 100 | 0 | 1.00 | UT | 2,000.00 | 2,000.00 | 100 | 2017 | 2017 | 3 | 74 | 1,480 | |
| 9 | 0855 | CONC PAVER | 0 | 100 | 0 | 150.00 | SF | 7.00 | 7.00 | 100 | 2017 | 2017 | 3 | 96 | 1,008 | |

| BUILDING NOTES | | | |
|----------------|--|--|--|
| | | | |

| BUILDING DIMENSIONS | | | |
|---|--|--|--|
| BAS=[YR=2008] W13 FOP=[YR=2008] N5 W23 S5 E1 S4 E21 N4 E1 \$ W1 S4 W21 N4 W15 S42 FGR=[YR=2008] S20 E20 N20 W20 \$ E20 S7 E10 FOP=[YR=2008] S3 E9 N6 W2 N2 W6 S5 W1 \$ E1 N5 E6 S2 E13 N46 \$. | | | |

| 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 | | | | | | | |