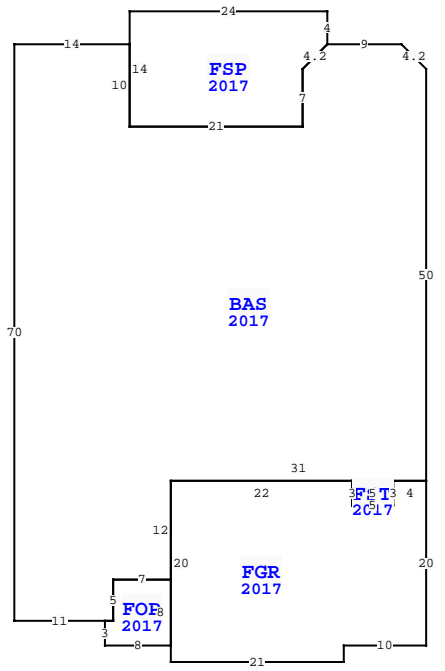


| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|------------------|------|
| ELEMENT | CD | | |
| Exterior Wall | 16 | WD FR STUC | 100 |
| Roof Structur | 03 | GABLE/HIP | 100 |
| Roof Cover | 03 | COMP SHNGL | 100 |
| Interior Wall | 05 | DRYWALL | 100 |
| Interior Floo | 11 | CLAY TILE | 70 |
| Interior Floo | 14 | CARPET | 30 |
| Air Condition | 03 | CENTRAL | 100 |
| Heating Type | 04 | AIR DUCTED | 100 |
| Bedrooms | | 4 | 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 | 2,719 | 100 | 2017 |
| FGR | 647 | 55 | 2017 |
| FOP | 59 | 30 | 2017 |
| FSP | 311 | 40 | 2017 |
| FST | 15 | 55 | 2017 |
| TOTALS | 3,751 | | |

| MARKET ADJUSTMENTS | | | | | | | | | | | |
|--|-----|-----------|-------------|----------------|----------------|------|------|------|------|------|--------|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND |
| 0900 | 01 | 3,225 | 107.7320 | 142.21 | 458,627 | 2017 | 2017 | 0 | 0 | 3.50 | 96.50 |
| 1 SNGL FAM - 100% - 2018 Heated Area: 2719 HX Base Yr 2018 | | | | | | | | | | | |



| NASSAU COUNTY PROPERTY | | | |
|---------------------------|-----------|--|-------------|
| VALUATION SUMMARY | | | PAGE 1 of 1 |
| VALUATION BY | | | STANDARD |
| Tax Group: 4 | Tax Dist: | | |
| BUILDING MARKET VALUE | | | 442,575 |
| TOTAL MARKET OB/XF VALUE | | | 8,026 |
| TOTAL LAND VALUE - MARKET | | | 85,000 |
| TOTAL MARKET VALUE | | | 535,601 |
| SOH/AGL Deduction | | | 190,297 |
| ASSESSED VALUE | | | 345,304 |
| TOTAL EXEMPTION VALUE | HX HB | | 50,722 |
| BASE TAXABLE VALUE | | | 294,582 |
| TOTAL JUST VALUE | | | 535,601 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 504,360 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|---------|------------|
| B1633148 | NEW CONSTR | 341,510 | 09/30/2016 |

| SALES DATA | | | | | | |
|-------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 2104/0460 | 2/28/2017 | WD Q | Q | I | 01 | 339,300 |

GRANTOR: SEDA CONSTRUCTION COM
GRANTEE: SELDE PETER J & ERN

| BUILDING NOTES | |
|---|--|
| <p>BUILDING DIMENSIONS BAS=[YR=2017] U3 L3 W9 FSP=[YR=2017] N4 W24 S14 E21 N7 U3 R3 \$ D3 L3 S7 W21 N10 W14 S70 E11 FOP=[YR=2017] S3 E8 FGR=[YR=2017] S2 E21 N2 E10 N20 W4 FST=[YR=2017] W5 S3 E5 N3\$ S3 W5 N3 W22 S20\$ N8 W7 S5 W1\$ E1 N5 E7 N12 E31 N50\$.</p> | |

| 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 | 0855 | CONC PAVER | 0 | 100 | 0 | 917.00 | SF | 7.00 | 7.00 | 100 | 2017 | 2017 | 3 | 96 | 6,162 | |
| 2 | 0855 | CONC PAVER | 0 | 100 | 0 | 27.00 | SF | 7.00 | 7.00 | 100 | 2017 | 2017 | 3 | 96 | 181 | |
| 3 | 0476 | VF 6 SBPL | 0 | 100 | 0 | 46.00 | LF | 32.00 | 32.00 | 100 | 2020 | 2020 | 3 | 95 | 1,398 | |
| 4 | 0470 | VNYL GATE | 0 | 100 | 0 | 1.00 | UT | 300.00 | 300.00 | 100 | 2020 | 2020 | 3 | 95 | 285 | |

| LAND DESCRIPTION | | TOTAL OB/XF | | | | | | | | | | | | | 8,026 | | | | | | | | | |
|------------------|----------|-------------|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|-----------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPTH 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 | | | | | | | |