



BUILDING CHARACTERISTICS							MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY									
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	PAGE 1 of 1										
Exterior Wall	31	HARDIE BRD 100	0900	01	2,899	115.6200	152.62	442,445	2021	2021	0	0	0	1.00	99.00	VALUATION SUMMARY										
Roof Structure	08	IRREGULAR 100	1 SNGL FAM - 100% - 2025										Heated Area: 2472					HX Base Yr 2025								
Roof Cover	03	COMP SHNGL 100																								