

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY										PAGE 1 of 1									
ELEMENT		CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																					
Exterior Wall		31	HARDIE BRD 90		0500	01	1,924	97.3728	153.85	296,007	2024	2024	0	0	0	0.00	100.00	VALUATION BY		STANDARD																			
Exterior Wall		20	FACE BRICK 10		1 SFR CUST - 100% - 2025													Heated Area: 1817										HX Base Yr 2025											
Roof Structur		03	GABLE/HIP 100																																				