



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	02	WALL BD/WD 70
Interior Wall	04	PLYWOOD 30
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures	5	100
Frame	02	WOOD FRAME 100
Story Height		10 100
RMS		5 100
Stories	1.	1. 100
Units		0 100
BUD8 Adjustme	01	DIST CA 100
Occupancy	00	OWNER OCC 100

Quality	04	Quality Level 04
DOR CODE	1700	OFFICE BUILDINGS

MAP NUM		MKT AREA	07
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NEIGHBORHOOD/LOC	1290.100
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,232	100	1993	2,232	60,958
FOP	1,179	30	1993	354	9,668
STP	32	10	2006	3	82
STP	32	10	2006	3	82
STP	32	10	2006	3	82
UST	32	40	1993	13	355

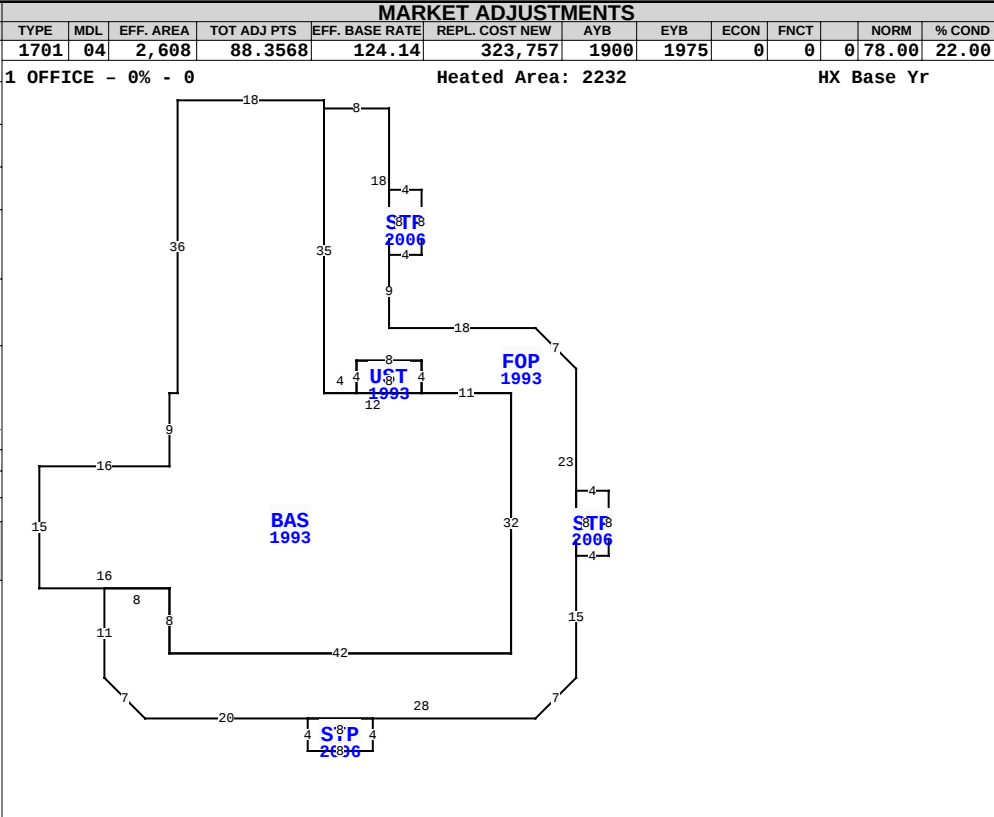
TOTALS	3,539			2,608	71,227
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EXTRA FEATURES

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	0803	ASPHALT C	0	0	0	0	6,280.00	SF	2.00	2.00	100	2008	2008	3	60	7,536	
2	0810	CONCRETE A	0	0	0	0	192.00	SF	6.50	6.50	100	1990	1990	3	57	711	
3	0810	CONCRETE A	0	0	0	0	359.00	SF	6.50	6.50	100	2008	2008	3	88	2,053	
4	0402	CONC BUMPE	0	0	0	0	10.00	UT	25.00	25.00	100	2008	2008	3	91	228	
5	0444	BOX FNC 4'	0	0	152	0	152.00	LF	4.88	4.88	100	2000	2000	3	20	148	
6	0444	BOX FNC 4'	0	0	408	0	408.00	LF	6.50	6.50	100	2000	2000	3	20	530	
7	0446	BOX FNC 6'	0	0	304	0	304.00	LF	25.00	25.00	100	2000	2000	3	20	1,520	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	001700	C	1STORY OFF	0		CH	156.00	255.00	39,780.00	SF		1.00	1.00	1.00	9.00	9.00	358,020							



BLD DATE	07/03/2018	KK	LGL DATE	
XF DATE			LAND DATE	11/19/2024
INC DATE			AG DATE	DC

TOTAL OB/XF																	12,726

NASSAU COUNTY PROPERTY										PAGE 1 of 1		1
VALUATION SUMMARY												
VALUATION BY										STANDARD		
Tax Group: 1					Tax Dist:							
BUILDING MARKET VALUE					71, 227							
TOTAL MARKET OB/XF VALUE					12, 726							
TOTAL LAND VALUE - MARKET					358, 020							
TOTAL MARKET VALUE					441, 973							
SOH/AGL Deduction					161, 638							
ASSESSED VALUE					280, 335							
TOTAL EXEMPTION VALUE					0							
BASE TAXABLE VALUE					280, 335							
TOTAL JUST VALUE					441, 973							
NCON VALUE					0							
INCOME VALUE												
PREVIOUS YEAR MKT VALUE					406, 405							
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