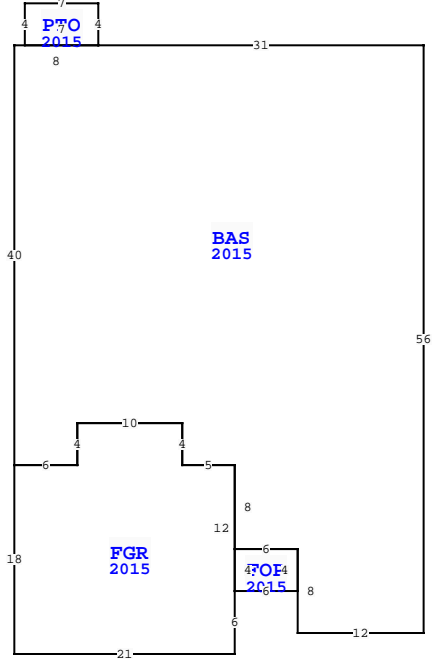


ELEMENT		CD	CONSTRUCTION		
Exterior Wall	05		AVERAGE	70	
Exterior Wall	10		ABOVE AVG	30	
Roof Structure	03		GABLE/HIP	100	
Roof Cover	03		COMP SHNGL	100	
Interior Wall	05		DRYWALL	100	
Interior Floor	14		CARPET	60	
Interior Floor	08		SHT VINYL	40	
Air Condition	03		CENTRAL	100	
Heating Type	04		AIR DUCTED	100	
Bedrooms			3	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	4144.0100				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,760	100	2015	1,760	177,003
FGR	418	55	2015	230	23,131
FOP	24	30	2015	7	704
PTO	28	5	2015	1	101
TOTALS	2,230			1,998	200,938

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1			SINGLE FAM - 100% - 2016		Heated Area: 1760					HX Base Yr 2016	



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE			200,938
TOTAL MARKET OB/XF VALUE			3,054
TOTAL LAND VALUE - MARKET			85,000
TOTAL MARKET VALUE			288,992
SOH/AGL Deduction			121,827
ASSESSED VALUE			167,165
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			116,443
TOTAL JUST VALUE			288,992
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			279,537

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1530689	NEW CONSTR	214,253	06/01/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
9999/9999	12/18/2015	CN	Q	I	01	180,000
GRANTOR: D R HORTON INC-JACKSO						
GRANTEE: MCFLY MARTY						
1985/1794	6/12/2015	SW	Q	V	05	404,300
GRANTOR: JP TIMBER LAKES LLC						
GRANTEE: D R HORTON INC-JACK						

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	0811	CONCRETE B	0	100	0	562.00	SF	5.20	5.20	100	2015	2015	3	95	2,776	
2	0810	CONCRETE A	0	100	0	45.00	SF	6.50	6.50	100	2015	2015	3	95	278	

BUILDING NOTES			
[Empty]			

BUILDING DIMENSIONS			
BAS=[YR=2015] W31 PTO=[YR=2015] N4 W7 S4 E7\$ W8 S40 FGR=[YR=2015] S18 E21 N6 FOP=[YR=2015] E6 N4 W6 S4\$ N12 W5 N4 W10 S4 W6\$ E6 N4 E10 S4 E5 S8 E6 S8 E12 N56\$.			

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							