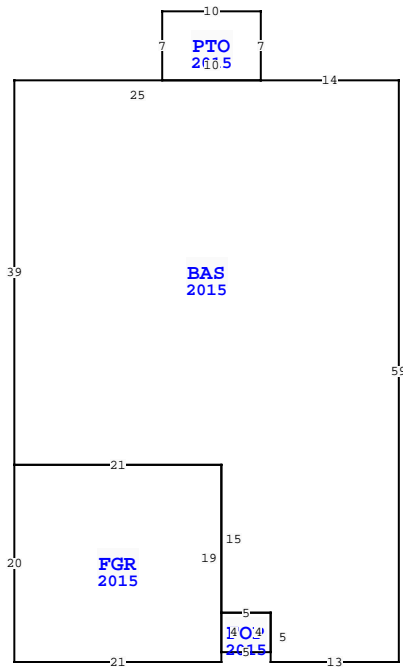


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 70	
Exterior Wall	10	ABOVE AVG 30	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 60	
Interior Floor	08	SHT VINYL 40	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		4 100	
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
BAS	1,856	100	2015
FGR	420	55	2015
FOP	20	30	2015
PTO	70	5	2015
TOTALS	2,366		

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			104.7620	104.76	219,682	2015	2015	0	0	4.00	96.00
Heated Area: 1856											
HX Base Yr 2016											



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		210,895	
TOTAL MARKET OB/XF VALUE		7,204	
TOTAL LAND VALUE - MARKET		85,000	
TOTAL MARKET VALUE		303,099	
SOH/AGL Deduction		126,656	
ASSESSED VALUE		176,443	
TOTAL EXEMPTION VALUE		50,722	
BASE TAXABLE VALUE		125,721	
TOTAL JUST VALUE		303,099	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		293,769	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1531030	NEW CONSTR	229,687	08/01/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2015/0778	11/20/2015	SW	Q	I	02	179,500
GRANTOR: D R HORTON INC-JACKSO						
GRANTEE: HASKEW ROBERT A & D						
1998/0264	8/13/2015	SW	Q	V	05	88,900
GRANTOR: JP TIMBER LAKES LLC						
GRANTEE: DR HORTON INC-JACKS						

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	558.00	SF	5.20	5.20	100	2015	2015	3	95	2,757	
2	0810	CONCRETE A	0	100	0	27.00	SF	6.50	6.50	100	2015	2015	3	95	167	
3	0476	VF 6 SBPL	0	100	0	135.00	LF	32.00	32.00	100	2015	2015	3	87	3,758	
4	0470	VNYL GATE	0	100	0	2.00	UT	300.00	300.00	100	2015	2015	3	87	522	

LAND DESCRIPTION																								
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							