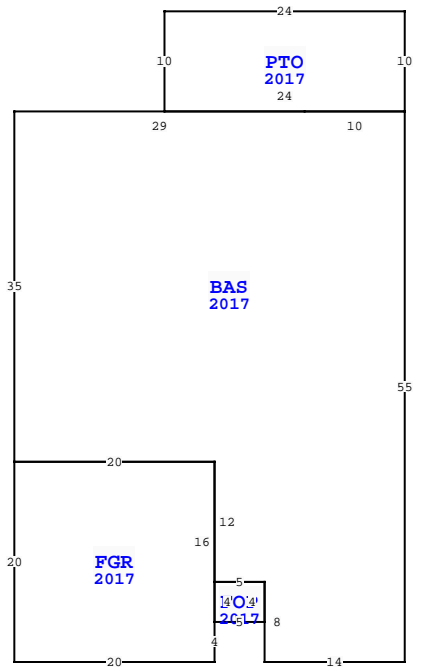


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	60
Interior Floo	08	SHT VINYL	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	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		4144.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,705	100	2017
FGR	400	55	2017
FOP	20	30	2017
PTO	240	5	2017
TOTALS	2,365		

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%	- 2018		Heated Area: 1705					HX Base Yr 2018	



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE			203,171
TOTAL MARKET OB/XF VALUE			4,223
TOTAL LAND VALUE - MARKET			85,000
TOTAL MARKET VALUE			292,394
SOH/AGL Deduction			105,726
ASSESSED VALUE			186,668
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			135,946
TOTAL JUST VALUE			292,394
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			282,975

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1701308	NEW CONSTR	210,268	02/17/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2133/1167	7/13/2017	WD Q	Q	I	01	182,300

GRANTOR: D R HORTON INC-JACKSO
GRANTEE: KEYES JACOB J

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/23/2025	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2017;ORIG=-10,7] W29 S35 E20 S12 E5 S8 E14 N55 W10 \$	
FGR=[YR=2017;ORIG=-39,42] S20 E20 N4 N16 W20 \$	
PTO=[YR=2017;ORIG=0,-3] W24 S10 E24 N10 \$	
POP=[YR=2017;ORIG=-19,58] E5 N4 W5 S4 \$	

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	846.00	SF	5.20	5.20	100	2017	2017	3	96	4,223	

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							