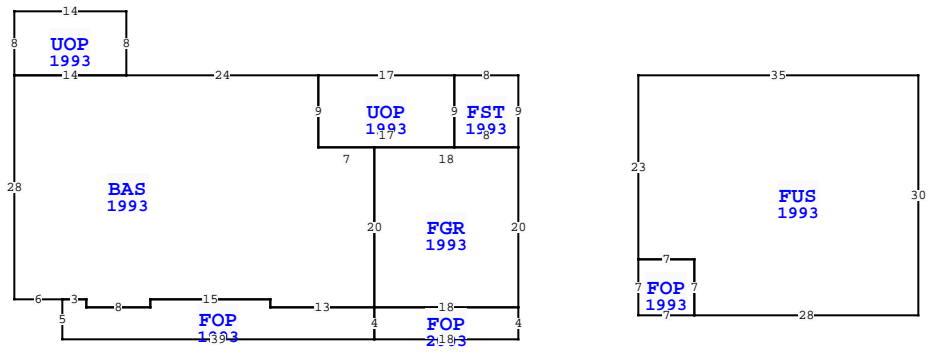


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 50
Exterior Wall	26	AL SIDING 50
Roof Structure	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
Units		0 100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0900	01	2,599	97.1280	128.21	333,218	1986	1991	0	0	20.33	79.67	
1 SNGL FAM - 100% - 2020 Heated Area: 2219 HX Base Yr 2020												



Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,218	100
FGR	360	55
FOP	49	30
FOP	174	30
FOP	72	30
FST	72	55
FUS	1,001	100
UOP	112	20
UOP	153	20
TOTALS	3,211	

TOT ADJ AREA	SUBAREA MARKET VALUE
1,218	124,413
360	20,225
49	1,532
174	5,312
72	2,247
72	4,085
1,001	102,247
112	2,247
153	3,167
TOTALS	2,599

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			265,475
TOTAL MARKET OB/XF VALUE			3,173
TOTAL LAND VALUE - MARKET			70,000
TOTAL MARKET VALUE			338,648
SOH/AGL Deduction			119,788
ASSESSED VALUE			218,860
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			168,138
TOTAL JUST VALUE			338,648
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			316,370

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
9999/9999	9/08/2016	CN	U	I	11	75,400
GRANTOR: SISSON CAROLYN J						
GRANTEE: TACKLEBERRY EUGENE						
0241/0359	6/01/1977	MS	U	V		25,000
GRANTOR:						
GRANTEE:						

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
1	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	1986	1986
2	0810	CONCRETE A	0	100	22	374.00	SF	6.50	6.50	100	1986	1986

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
				05/07/2025	MLU

BUILDING NOTES												
FST=[YR=1993] W8 UOP=[YR=1993] W17 BAS=[YR=1993] W24												
UOP=[YR=1993] N8 W14 S8 E14 \$ W14 S28 E6 FOP=[YR=1993] S5												
E39 FOP=[YR=2003] E18 N4 FGR=[YR=1993] N20 W18 S20 E18 \$												
W18 S4 \$ N4 W13 N1 W15 S1 W8 N1 W3 \$ E3 S1 E8 N1 E15 S1 E13												
N20 W7 N9 \$ S9 E17 N9 \$ S9 E8 N9 \$ PTR= E15 FUS=[YR=1993]												
E35 S30 W28 FOP=[YR=1993] W7 N7 E7 S7 \$ N7 W7 N23 \$ W15 \$.												

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	0007	OR	0.00	0.00	2.00	AC		1.00	1.00	1.00	35,000.00	35,000.00	70,000								