

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	14	CARPET 80	
Interior Floo	08	SHT VINYL 20	
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	
Quality	04	Quality Level 04	
DOR CODE	0200 MOBILE HOME		
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4005.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	960	100	1993
TOTALS	960		31,225

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	M/H	93-	- 100%	- 2002	Heated Area: 960			HX Base Yr 2002			
TOTALS	960		960	31,225							

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			31,225
TOTAL MARKET OB/XF VALUE			3,510
TOTAL LAND VALUE - MARKET			80,000
TOTAL MARKET VALUE			114,735
SOH/AGL Deduction			73,544
ASSESSED VALUE			41,191
TOTAL EXEMPTION VALUE	HX HB	25,000	
BASE TAXABLE VALUE			16,191
TOTAL JUST VALUE			114,735
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			90,830

PERMIT NUM	DESCRIPTION	AMT	ISSUED
7386	XFOB	8,160	07/11/1991
8454	MH MOVE-ON	14,000	02/27/1991

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1945/1739	11/04/2014	WD	U	I	11	100
GRANTOR: CAMPBELL STUART						
GRANTEE: PETERSON JENNIFER						
1945/1734	11/04/2014	WD	U	I	11	100
GRANTOR: CAMPBELL STUART P						
GRANTEE: PETERSON JENNIFER						

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	0510	GARAGE WD-	0 100	20 24	480.00	SF	35.00	35.00	100	1991	1991	3	20	3,360	
2	0754	FOP	0 100	5 10	50.00	SF	15.00	15.00	100	1995	1995	3	20	150	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=1993] W40 S24 E40 N24\$.	

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		OR	0.00	0.00	0.80	AC		1.00	1.00	1.00	100,000.00	100,000.00	80,000							