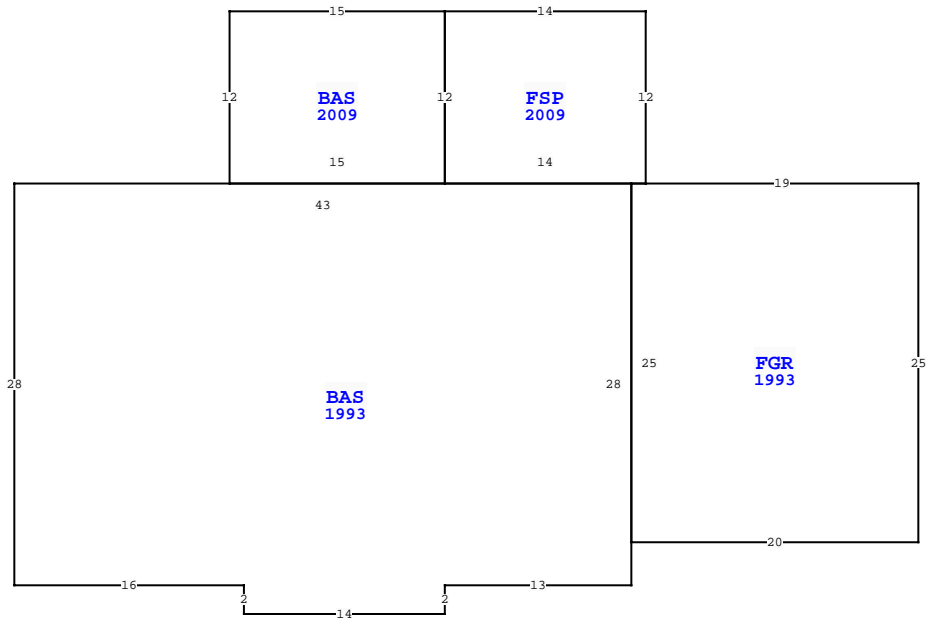




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	12	CEDAR 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 100	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Units		0 100	
BUD8 Adjustme	04	DIST 01 100	
Occupancy	00	NONE 100	
Quality	06	Quality Level 06	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC		4005.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,232	100	1993
BAS	180	100	2009
FGR	500	55	1993
FSP	168	40	2009
TOTALS	2,080		
			1,754
			186,733

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,754	132.2500	132.25	231,966	1981	1985	0	0	19.50	80.50
1 SINGLE FAM - 100% - 1982 Heated Area: 1412 HX Base Yr 1982											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE			186,733
TOTAL MARKET OB/XF VALUE			27,861
TOTAL LAND VALUE - MARKET			490,000
TOTAL MARKET VALUE			704,594
SOH/AGL Deduction			476,102
ASSESSED VALUE			228,492
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			177,770
TOTAL JUST VALUE			704,594
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			574,895

PERMIT NUM	DESCRIPTION	AMT	ISSUED
4789	GARAGE	19,400	04/04/1988

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1788/0382	2/21/2012	QC	U	I	11	100
GRANTOR: WILLIAMS CHARLES L &						
GRANTEE: WILLIAMS CHARLES L						
1788/0380	2/21/2012	QC	U	V	11	100
GRANTOR: WILLIAMS CHARLES L &						
GRANTEE: WILLIAMS CHARLES L						

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	0810	CONCRETE A	0	100	0	0		6.50	6.50	100	1981	1981	3	32.5	930	
2	0500	FP-PRE FAB	0	100	0	0		3,500.00	3,500.00	100	1981	1981	3	46.5	1,628	
3	0511	GARAGE CB-	0	100	30	40		26.80	26.80	100	1988	1988	3	52	16,723	
4	0351	CARPORT MT	0	100	20	38		15.00	15.00	100	2000	2000	3	20	2,280	
5	0812	CONCRETE C	0	100	0	0		4.00	4.00	100	2010	2010	3	90	6,300	
TOTALS															27,861	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		05/09/2025	MLU

BUILDING NOTES	
FGR=[YR=1993] W19FSP=[YR=2009] N12 W14 BAS=[YR=2009] W15 S12 E15 N12 \$ S12 E14 \$ W1 BAS=[YR=1993] W43 S28 E16 S2 E14 N2 E13 N28 \$ S25 E20 N25 \$.	

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	0006	OR	0.00	0.00	2.66	AC		1.00	1.00	1.00	100,000.00	100,000.00	266,000							
2	000100	C	RES	100		OR	0.00	0.00	3.20	AC		1.00	1.00	0.70	100,000.00	70,000.00	224,000							