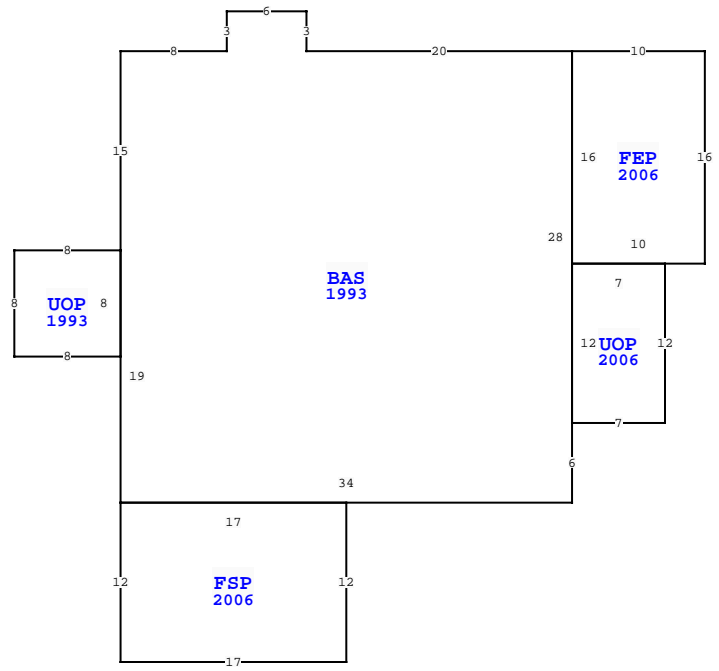




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	30	VINYL 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	04	PLYWOOD 100	
Interior Floo	14	CARPET 80	
Interior Floo	08	SHT VINYL 20	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Units		0 100	
BUD8 Adjustme	06	DIST 1D 100	
Occupancy	00	NONE 100	
Quality	03	Quality Level 03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	08
NEIGHBORHOOD/LOC		8026.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,174	100	1993
FEP	160	80	2006
FSP	204	40	2006
UOP	64	20	1993
UOP	84	20	2006
TOTALS	1,686		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,414	115.4400	115.44	163,232	1968	1985	0	0	0	17.00	83.00	
1 SINGLE FAM - 100% - 2007 Heated Area: 1174 HX Base Yr 2007													



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE			135,483
TOTAL MARKET OB/XF VALUE			21,380
TOTAL LAND VALUE - MARKET			45,000
TOTAL MARKET VALUE			201,863
SOH/AGL Deduction			93,746
ASSESSED VALUE			108,117
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			57,395
TOTAL JUST VALUE			201,863
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			186,520

PERMIT NUM	DESCRIPTION	AMT	ISSUED
4887	GARAGE	14,569	05/12/1988

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2639/172	3/14/2023	MS	U	I	11	100

GRANTOR: TITUS STEPHANIE AKA S
 GRANTEE: STEARN STEPHANIE DI
 1416/1499 6/02/2006 QC Q I 06 100
 GRANTOR: CARROLL TERRI
 GRANTEE: TITUS STEPHANIE

BUILDING NOTES	
BUILDING DIMENSIONS FEP=[YR=2006] W10 BAS=[YR=1993] W20 N3 W6 S3 W8 S15 UOP=[YR=1993] W8 S8 E8 N8\$ S19 FSP=[YR=2006] S12 E17 N12 W17\$ E34 N6 UOP=[YR=2006] E7 N12 W7 S12\$ N28\$ S16 E10 N16\$.	

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	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	1980	1980	3	44	1,540	
2	0511	GARAGE CB-	0	100	28	30	SF	40.00	40.00	100	1988	1988	3	52	17,472	
3	0810	CONCRETE A	0	100	30	4	SF	6.50	6.50	100	1980	1980	3	30	234	
4	0811	CONCRETE B	0	100	30	24	SF	5.20	5.20	100	1990	1990	3	57	2,134	

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	1.00	AC		1.00	1.00	1.00	45,000.00	45,000.00	45,000							