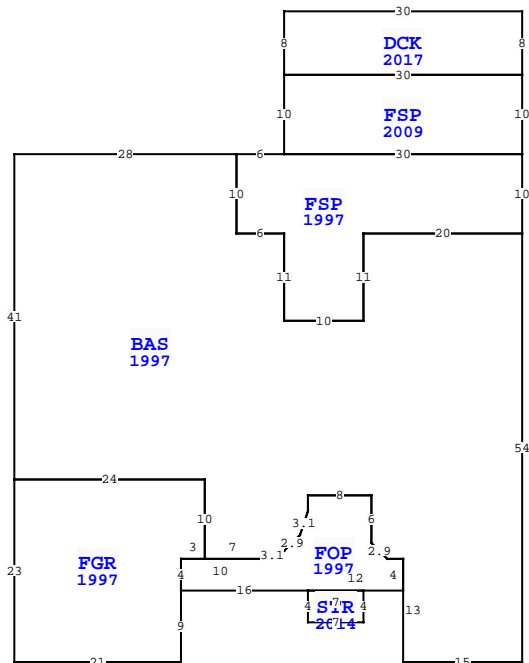




ELEMENT		CD	CONSTRUCTION	
Exterior Wall	16	WD FR STUC	100	
Roof Structur	08	IRREGULAR	100	
Roof Cover	03	COMP SHNGL	100	
Interior Wall	05	DRYWALL	100	
Interior Floo	14	CARPET	70	
Interior Floo	15	HARDTILE	30	
Air Condition	03	CENTRAL	100	
Heating Type	04	AIR DUCTED	100	
Bedrooms	4	100		
Bathrooms	3	100		
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	4015.00			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA
BAS	2,673	100	1997	2,673
DCK	240	10	2017	24
FGR	513	55	1997	282
FOP	188	30	1997	56
FSP	470	40	1997	188
FSP	300	40	2009	120
STR	28	10	2014	3
TOTALS	4,412			3,346

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SFR	CUST	- 100%	- 1998						13.50	86.50	
Heated Area: 2673					HX Base Yr 1998							



NASSAU COUNTY PROPERTY		PAGE 1 of 1
VALUATION SUMMARY		
VALUATION BY	STANDARD	
Tax Group: 7	Tax Dist:	
BUILDING MARKET VALUE		483,404
TOTAL MARKET OB/XF VALUE		40,305
TOTAL LAND VALUE - MARKET		332,500
TOTAL MARKET VALUE		856,209
SOH/AGL Deduction		473,490
ASSESSED VALUE		382,719
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		331,997
TOTAL JUST VALUE		856,209
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		836,611

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R1706735	REPAIR/RRF	25,313	10/01/2017
B22581	ADDITION	12,500	06/01/2009
B22582	SWIM POOL	40,000	06/01/2009
R11930	REPAIR/RRF	3,500	06/01/2009
963382	NEW CONSTR	110,000	10/01/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2763/1702	1/24/2025	LE	U	I	11	100
GRANTOR: PRICE MICHAEL B & NAN						
GRANTEE: RICHARDS MARGARET C						
0754/0730	3/19/1996	WD	Q	V		45,000
GRANTOR: STEGALL RODNEY & PATR						
GRANTEE: PRICE MICHAEL & NAN						

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	0504	FP-ELECTRI	0	100	0	1.00	UT	2,000.00	2,000.00	100	1997	1997	3	79	1,580	
2	0811	CONCRETE B	0	100	0	1,293.00	SF	5.20	5.20	100	1997	1997	3	72	4,841	
3	1242	WD DECK A	0	100	4	40.00	SF	10.00	10.00	100	1997	1997	3	20	80	
4	1242	WD DECK A	0	100	4	24.00	SF	10.00	10.00	100	1997	1997	3	20	48	
5	1123	CB 8"	0	100	0	12.00	SF	6.15	6.15	100	1997	1997	3	72	53	
6	0911	SCRN RM A	0	100	0	680.00	SF	17.50	17.50	100	2009	2009	3	35	4,165	
7	0861	POOL GUNIT	0	100	0	420.00	SF	85.00	85.00	100	2009	2009	3	52	18,564	
8	0855	CONC PAVER	0	100	0	1,233.00	SF	10.00	10.00	100	2009	2009	3	89	10,974	
TOTAL OB/XF															40,305	

BLD DATE		07/01/2015	KK	LGL DATE	03/19/2024	MLU
XF DATE				LAND DATE		
INC DATE				AG DATE		

BUILDING NOTES	
BAS=[YR=1997;ORIG=-36,0] W28 S41 E24 S10 E7 U1R3 U2R2 U3R1 N2 E8 S6 D2R2 E2 S13 E15 N54 W20 S11 W10 N11 W6 N10 \$	
FGR=[YR=1997;ORIG=-64,41] S23 E21 N9 N4 E3 N10 W24 \$	
FSP=[YR=1997;ORIG=0,0] W30 W6 S10 E6 S11 E10 N11 E20 N10 \$	
FSP=[YR=2009;ORIG=0,0] N10 W30 S10 E30 \$	
FOP=[YR=1997;ORIG=-43,55] E16 E12 N4 W2 U2L2 N6 W8 S2 D3L1 D2L2 D1L3 W10 S4 \$	
STR=[YR=2014;ORIG=-27,55] S4 E7 N4 W7 \$	
DCK=[YR=2017;ORIG=0,-10] W30 N8 E30 S8 \$	

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	000116	C	RES MARSH	100	0006	PUD	0.00	0.00	1.00	LT		1.00	1.00	0.95	350,000.00	332,500.00	332,500							