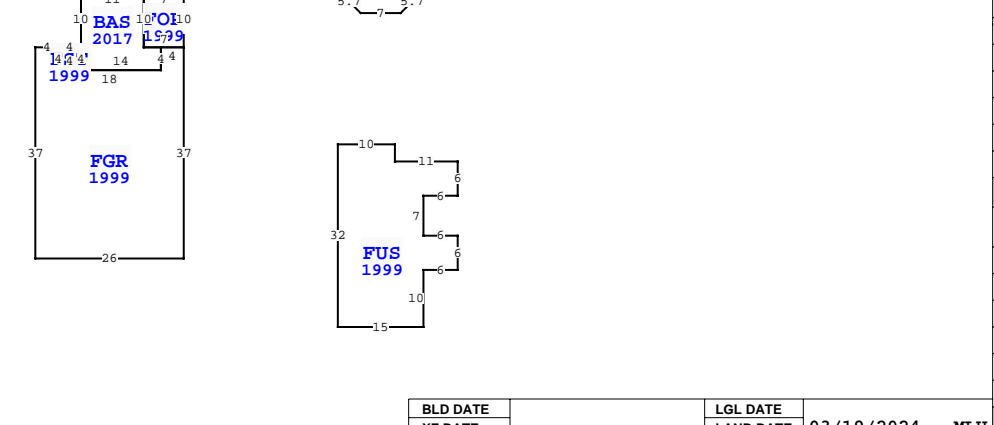


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Exterior Wall	16 WD FR STUC 100
Roof Structur	08 IRREGULAR 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	11 CLAY TILE 60
Interior Floo	14 CARPET 40
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	4.5 100
Frame	02 WOOD FRAME 100
Stories	2. 2. 100
Units	0 100
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	
0500	01	5,137	111.9100	176.82	908,324	1999	1999	0	0	0	12.50	87.50
1 SFR CUST - 100% - 2021 Heated Area: 4443 HX Base Yr 2021												



NASSAU COUNTY PROPERTY		PAGE 1 of 1	7
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 7		Tax Dist:	
BUILDING MARKET VALUE		794,784	
TOTAL MARKET OB/XF VALUE		34,455	
TOTAL LAND VALUE - MARKET		350,000	
TOTAL MARKET VALUE		1,179,239	
SOH/AGL Deduction		753,067	
ASSESSED VALUE		426,172	
TOTAL EXEMPTION VALUE		HX HB 50,722	
BASE TAXABLE VALUE		375,450	
TOTAL JUST VALUE		1,179,239	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		1,174,837	

Quality		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	SUBAREA MARKET VALUE
BAL	316	15	1999	47	7,272
BAS	2,587	100	1999	2,587	400,254
BAS	166	100	2017	166	25,683
FGR	890	55	1999	490	75,812
FOP	70	30	1999	21	3,249
FOP	72	30	1999	22	3,404
FOP	349	30	1999	105	16,245
FST	16	55	1999	9	1,392
FUS	537	100	1999	537	83,083
FUS	1,153	100	1999	1,153	178,389
TOTALS	6,156			5,137	794,784

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R2008815	REPAIR/RRF	34,597	10/01/2020
M1703269	H/AC	3,900	05/01/2017
B9966707	XFOB	0	07/01/1999
9905751	NEW CONSTR	390,000	02/01/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2418/0860	12/16/2020	WD	Q	I	01	1,100,000
GRANTOR: ANDERSON RONALD R & A						
GRANTEE: PARFITT DIANNE						
2120/1475	5/15/2017	WD	Q	I	01	1,025,000
GRANTOR: STALVEY KAREN						
GRANTEE: ANDERSON RONALD R &						

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	0	1.00	UT	3,500.00	3,500.00	100	1999	1999	3	81	2,835	
2	0861	POOL GUNIT	0	100	32	16	512.00	SF	85.00	85.00	100	1999	1999	3	21	9,139	
3	0877	JACUZZI	0	100	0	0	1.00	UT	3,000.00	3,000.00	100	1999	1999	3	20	600	
4	0911	SCRN RM A	0	100	0	0	1,435.00	SF	17.50	17.50	100	1999	1999	3	20	5,023	
5	0845	KOOL DECK	0	100	0	0	923.00	SF	7.25	7.25	100	1999	1999	3	75	5,019	
6	0812	CONCRETE C	0	100	0	0	3,361.00	SF	4.00	4.00	100	1999	1999	3	75	10,083	
7	1126	CB/STC 8"	0	100	0	0	226.00	SF	8.00	8.00	100	1999	1999	3	75	1,356	
8	0871	POOL HTR R	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1999	1999	3	20	400	

BLD DATE				LGL DATE			
XF DATE				LAND DATE			
INC DATE				AG DATE			
				03/19/2024 MLU			

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=1999] L4 U4 W7 D4 L4 S4 FOP=[YR=1999] W33 S5 L1 D1 R4 D4 S3 E13 N4 E17 N9 \$ S9 W17 S4 W13 N3 U4 L4 U1 R1 N5 L3 U3 W6 D3 L3 S47 BAS=[YR=2017] S10 FST=[YR=1999] W4 FGR=[YR=1999] W4 S37 E26 N37 FOP=[YR=1999] N10 W7 S10 E7 \$ W4 S4 W18 N4 \$ S4 E4 N4 \$ S4 E14 N4 W3 N10 W11 \$ E36 FOP=[YR=1999] E9 N8 W9 S8 \$ N8 E9 S8 R4 D4 E7 U4 R4 N19 E1 N12 W1 N20 \$ PTR= E15 FUS=[YR=1999] R3 U3 E6 D3 R3 BAL=[YR=1999] E33 S9 W16 S2 W11 L6 U5 N6 \$ S6 D5 R6 E11 S16 D3 R3 E20 S9 W16 N5 W9 S5 W27 N39 \$ W15 \$ PTR= S110 FUS=[YR=1999] N10 E6 N6 W6N7 E6 N6 W11 N3 W10 S32 E15 \$ N110 \$.	

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	% 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		PUD	0.00	0.00	1.00	LT		1.00	1.00	350,000.00	350,000.00	350,000							