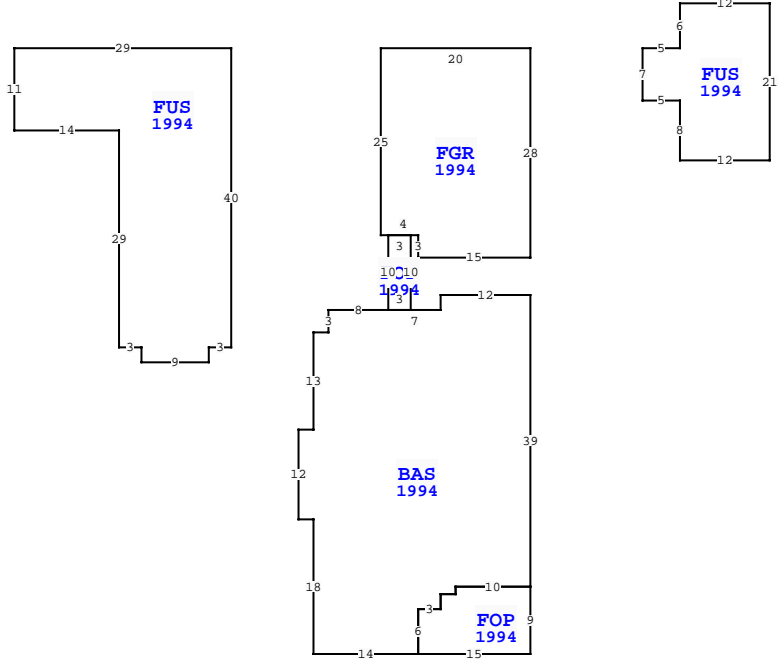


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	80
Interior Floor	08	SHT VINYL	20
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	2.	2. 100	
Units		0	100
Occupancy	00	NONE	100
Quality	04	Quality Level	04
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4015.0100		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,252	100	1994
FGR	545	55	1994
FOP	30	30	1994
FOP	124	30	1994
FUS	287	100	1994
FUS	772	100	1994
TOTALS	3,010		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	TOWNHOUSE	- 100%	- 2021								
Heated Area: 2311						HX Base Yr					



NASSAU COUNTY PROPERTY		PAGE 1 of 1	7
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 7	Tax Dist:		
BUILDING MARKET VALUE		239,737	
TOTAL MARKET OB/XF VALUE		1,145	
TOTAL LAND VALUE - MARKET		200,000	
TOTAL MARKET VALUE		440,882	
SOH/AGL Deduction		118,389	
ASSESSED VALUE		322,493	
TOTAL EXEMPTION VALUE	13	322,493	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		440,882	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		430,271	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
94-00982	NEW CONSTR	84,953	04/01/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2437/1014	2/22/2021	LE U	I	I	11	100
GRANTOR: TOWNSEND THOMAS E & S						
GRANTEE: TOWNSEND EUGENE JR						
0711/1902	8/23/1994	WD Q	I			139,000
GRANTOR: TREVETT HOMES INC						
GRANTEE: TOWNSEND THOMAS E &						

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	186.00	SF	6.50	6.50	100	1994	1994	3	66	798	
2	0810	CONCRETE A	0	100	27	81.00	SF	6.50	6.50	100	1994	1994	3	66	347	

BUILDING NOTES	

BUILDING DIMENSIONS	
FGR=[YR=1994] W20 S25 E1 FOP=[YR=1994] S10 BAS=[YR=1994] W8 S3 W2 S13 W2 S12 E2 S18 E14 FOP=[YR=1994] E15 N9 W10 S1 W2 S2 W3 S6 \$ N6 E3 N2 E2 N1 E10 N39 W12 S2 W7 \$ E3 N10 W3 \$ E4 S3 E15 N28 \$ PTR= E15 FUS=[YR=1994] E5 N6 E12 S21 W12 N8 W5 N7 \$ W15 \$ PTR= W40 FUS=[YR=1994] W29 S11 E14 S29 E3 S2 E9 N2 E3 N40 \$ E40 \$.	

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	DPTH 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		RS-1	0.00	0.00	1.00	LT	1.00	1.00	1.00	200,000.00	200,000.00	200,000							