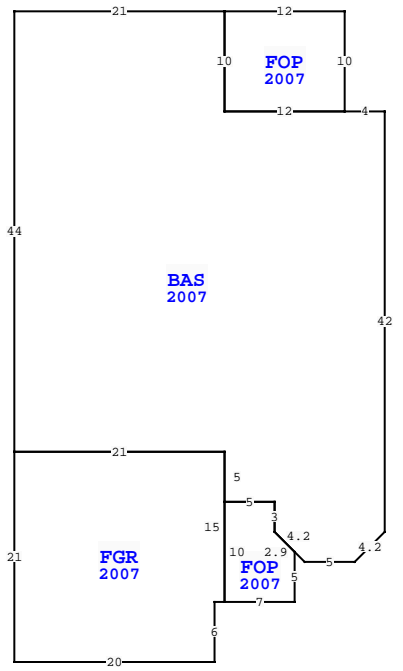




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 70	
Exterior Wall	16	WD FR STUC 30	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 70	
Interior Floor	15	HARDTILE 30	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Units		0 100	
Occupancy	00	NONE 100	
Quality	04	Quality Level 04	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4038.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,605	100	2007
FGR	435	55	2007
FOP	62	30	2007
FOP	120	30	2007
TOTALS	2,222		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,899	114.0132	114.01	216,505	2007	2007	0	0	0	8.15	91.85
1 SINGLE FAM - 100% - 2025 Heated Area: 1605 HX Base Yr												



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY	Tax Group: 4	STANDARD	
BUILDING MARKET VALUE	198,860		
TOTAL MARKET OB/XF VALUE	3,692		
TOTAL LAND VALUE - MARKET	65,000		
TOTAL MARKET VALUE	267,552		
SOH/AGL Deduction	0		
ASSESSED VALUE	267,552		
TOTAL EXEMPTION VALUE	13	267,552	
BASE TAXABLE VALUE	0		
TOTAL JUST VALUE	267,552		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	257,731		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E19429	NEW CONSTR	1,900	06/01/2007
M13070	H/AC	0	06/01/2007
C19884	CO ISSUED	183,990	05/01/2007
B19884	NEW CONSTR	183,990	05/01/2007
R10348	REPAIR/RRF	1,500	05/01/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1525/0951	9/17/2007	WD Q	Q	I		172,700
GRANTOR: RICHMOND AMERICAN HOM						
GRANTEE: KEITH ANDRAE D & KR						
1381/0695	1/12/2006	WD U	V	19		270,000
GRANTOR: HERON ISLES JOINT VEN						
GRANTEE: RICHMOND AMERICAN H						

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
1	0810	CONCRETE A	0	100	38	16	SF	6.50	6.50	100	2007	2007
2	0810	CONCRETE A	0	100	15	3	SF	6.50	6.50	100	2007	2007

TOTAL OB/XF												
3,692												

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS=[YR=2007] W4 FOP=[YR=2007] N10W12S10 E12\$W12N10W21S44												
FGR=[YR=2007] S21 E20N6E1 FOP=[YR=2007] E7N5 L2 U2 N3 W5S10\$												
N15W21\$E21S5E5S3 D3 R3 E5 U3 R3 N42\$.												

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT
1	000100	C	RES	100	0006	PUD	0.00	0.00	1.00	LT		1.00