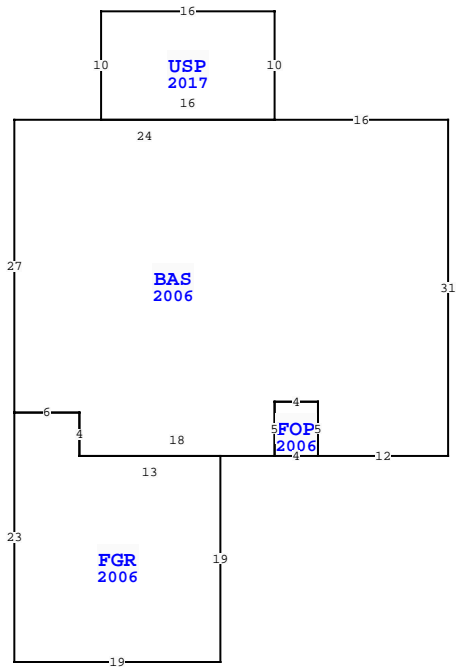




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 90	
Exterior Wall	21	STONE 10	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	13	LVT/LAMNT 60	
Interior Floor	11	CLAY TILE 40	
Air Condition	03	CENTRAL 100	
Heating 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	1,196	100	2006
FGR	385	55	2006
FOP	20	30	2006
USP	160	30	2017
TOTALS	1,761		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,462	127.0206	127.02	185,703	2006	2006	0	0	8.55	91.45
1 SINGLE FAM - 100% - 2020 Heated Area: 1196 HX Base Yr											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY	Tax Group: 4		STANDARD
Tax Dist:			
BUILDING MARKET VALUE			169,825
TOTAL MARKET OB/XF VALUE			7,923
TOTAL LAND VALUE - MARKET			65,000
TOTAL MARKET VALUE			242,748
SOH/AGL Deduction			110
ASSESSED VALUE			242,638
TOTAL EXEMPTION VALUE	13	242,638	
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			242,748
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			236,657

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R2100328	REPAIR/RRF	8,896	01/14/2021
M11907	MECH OTHER	0	08/01/2006
C18141	CO ISSUED	112,992	07/01/2006
E17652	ELEC OTHER	2,000	07/01/2006
P11378	OTHER	0	07/01/2006
R09504	REPAIR/RRF	3,000	07/01/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2316/1396	11/04/2019	WD	Q	I	01	196,000
GRANTOR: SEVCECH RICHARD L & J						
GRANTEE: HENDERSON RUDOLPH A						
2041/0835	4/19/2016	WD	Q	I	01	133,500
GRANTOR: ORLANDO GARY M JR & G						
GRANTEE: SEVCECH RICHARD L &						

EXTRA FEATURES		TOTALS	
L N	OB/XF CODE	DESCRIPTION	ADJ UNIT PRICE
1	0500	FP-PRE FAB	3,500.00
2	0810	CONCRETE A	6.50
3	0810	CONCRETE A	6.50
4	0810	CONCRETE A	6.50

TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	2006
2	0810	CONCRETE A	0	100	10	150.00	SF	6.50	6.50	100	2006
3	0810	CONCRETE A	0	100	38	16	608.00	SF	6.50	100	2006
4	0810	CONCRETE A	0	100	34	3	102.00	SF	6.50	100	2006
TOTALS											

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2006] N31 W16 USP=[YR=2017] N10 W16 S10 E16\$ W24 S27	
FGR=[YR=2006] S23 E19 N19 W13 N4 W6\$E6 S4 E18 FOP=[YR=2006] E4 N5 W4 S5\$N5 E4 S5 E12\$.	

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		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							