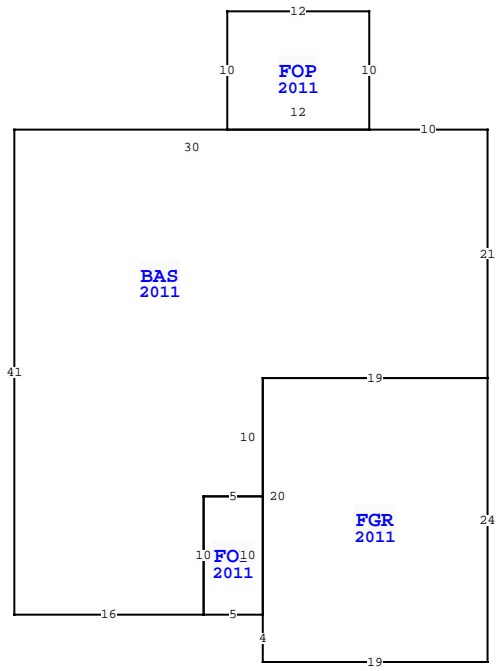


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	08	SHT VINYL	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		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	1,210	100	2011
FGR	456	55	2011
FOP	50	30	2011
FOP	120	30	2011
TOTALS	1,836		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,512	119.9520	119.95	181,364	2011	2011	0	0	6.50	93.50
1 SINGLE FAM - 100% - 2021 Heated Area: 1210 HX Base Yr 2021											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE		169,575	
TOTAL MARKET OB/XF VALUE		2,763	
TOTAL LAND VALUE - MARKET		65,000	
TOTAL MARKET VALUE		237,338	
SOH/AGL Deduction		68,385	
ASSESSED VALUE		168,953	
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE		118,231	
TOTAL JUST VALUE		237,338	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		227,467	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C24813	CO ISSUED	0	09/27/2011
M16353	H/AC	0	07/01/2011
P14823	PLUMBING	0	06/01/2011
B24813	NEW CONSTR	143,596	06/01/2011

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2014/0832	11/17/2015	WD	Q	I	01	140,000
GRANTOR: REYNOLDS MICHELLE DIA						
GRANTEE: WRIGHT HEATHER MICH						
1758/0876	9/29/2011	WD	Q	I	02	125,000
GRANTOR: B S LAND INVESTMENTS						
GRANTEE: REYNOLDS MICHELLE D						

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	0811	CONCRETE B	0	100	0	0		5.20	100	2011	2011	3	91	2,763	

BLD DATE		LGL DATE	05/13/2025	MLU
XF DATE		LAND DATE		
INC DATE		AG DATE		

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2011] W10 FOP=[YR=2011] N10 W12 S10 E12 \$ W30 S41 E16 FOP=[YR=2011] E5 FGR=[YR=2011] S4 E19 N24 W19 S20 \$ N10 W5 S10 \$ N10 E5 N10 E19 N21 \$.	

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							