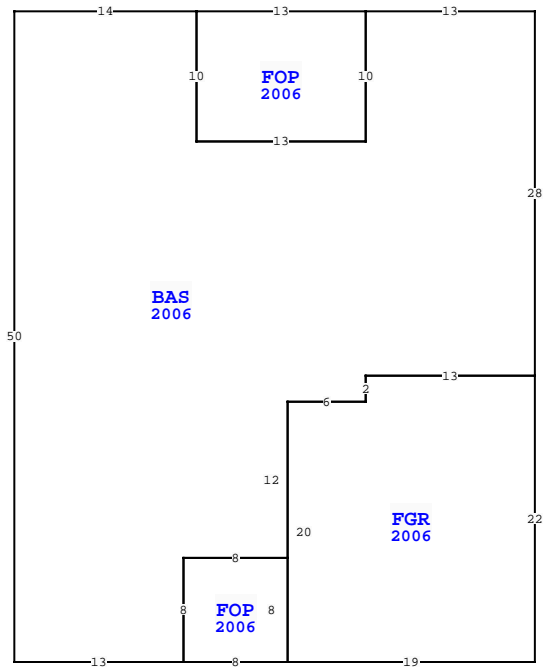


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 90	
Exterior Wall	21	STONE 10	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 70	
Interior Floor	08	SHT VINYL 30	
Air Condition	03	CENTRAL 100	
Heating 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	1,400	100	2006
FGR	406	55	2006
FOP	64	30	2006
FOP	130	30	2006
TOTALS	2,000		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,681	115.7100	115.71	194,509	2006	2006	0	0	0	8.55	91.45
1 SINGLE FAM - 100% - 2007 Heated Area: 1400 HX Base Yr 2007												



NASSAU COUNTY PROPERTY		PAGE 1 of 1	
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			177,878
TOTAL MARKET OB/XF VALUE			3,606
TOTAL LAND VALUE - MARKET			65,000
TOTAL MARKET VALUE			246,484
SOH/AGL Deduction			123,124
ASSESSED VALUE			123,360
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			72,638
TOTAL JUST VALUE			246,484
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			238,584

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R2008509	REPAIR/RRF	9,000	10/01/2020
M11722	MECH OTHER	0	07/01/2006
C0617938	CO ISSUED	132,000	06/01/2006
E0617556	ELEC OTHER	2,000	06/01/2006
B0617938	NEW CONSTR	132,000	06/01/2006
P0611223	OTHER	0	06/01/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2254/0092	2/08/2019	QC	U	I	11	100

GRANTOR: POLLARD DRAWNN D & OC  
 GRANTEE: POLLARD DRAWNN D  
 1455/1783 11/01/2006 WD Q I 179,900  
 GRANTOR: YOUNG AMERICAN HOMES  
 GRANTEE: POLLARD DRAWNN D &

EXTRA FEATURES		TOTALS	
L N	OB/XF CODE	DESCRIPTION	ADJ R
1	0810	CONCRETE A	6.50
2	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	YEAR ACTUAL
1	0810	CONCRETE A	0 100	41	15	615.00	SF	6.50	6.50	100	2006	2006
2	0810	CONCRETE A	0 100	10	3	30.00	SF	6.50	6.50	100	2006	2006
TOTALS												

BUILDING NOTES	
BLD DATE	
XF DATE	
LGL DATE	
LAND DATE	
AG DATE	
INC DATE	

BUILDING DIMENSIONS	
FGR=[YR=2006] N22 BAS=[YR=2006] N28 W13 FOP=[YR=2006] W13 S10 E13 N10S10 W13N10W14 S50 E13 FOP=[YR=2006] E8 N8 W8 S8\$ N8 E8 N12 E6 N2 E13\$ W13 S2 W6 S20 E19\$.	

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	000134	C	RES POND	100		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							