



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	10	ABOVE AVG 70
Exterior Wall	16	WD FR STUC 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	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

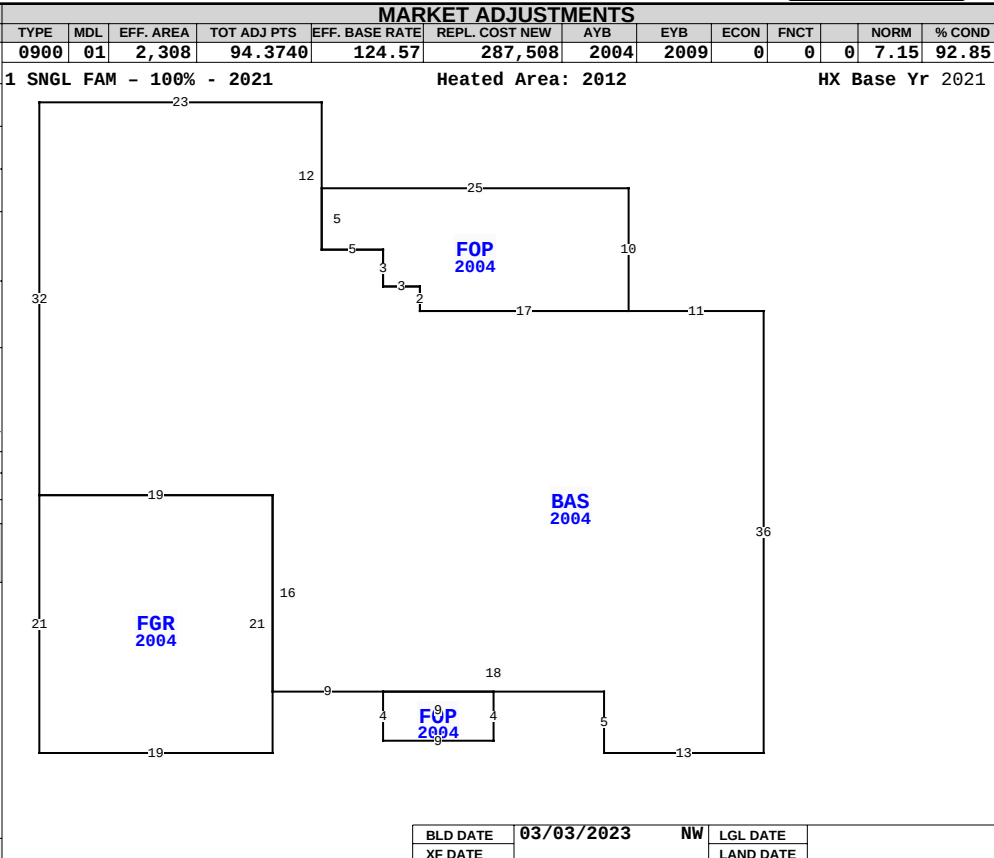
Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4045.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,012	100	2004	2,012	232,715
FGR	399	55	2004	219	25,330
FOP	36	30	2004	11	1,272
FOP	219	30	2004	66	7,634
TOTALS	2,666			2,308	266,951

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0811	CONCRETE B	0	100	0	0			

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	CONSV
1	000100	C	RES	100		RSF-1	0.00	0.00	



TOTAL OB/XF									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0811	CONCRETE B	0	100	0	0			

TOTAL OB/XF									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	NOTES
1	0811	CONCRETE B	0	100	0	0			

NASSAU COUNTY PROPERTY									
VALUATION SUMMARY									
VALUATION BY	STANDARD								
Tax Group: 4	Tax Dist:								
BUILDING MARKET VALUE	266,951								
TOTAL MARKET OB/XF VALUE	3,423								
TOTAL LAND VALUE - MARKET	65,000								
TOTAL MARKET VALUE	335,374								
SOH/AGL Deduction	83,617								
ASSESSED VALUE	251,757								
TOTAL EXEMPTION VALUE	HX HB SX								
BASE TAXABLE VALUE	151,035								
TOTAL JUST VALUE	335,374								
NCON VALUE	0								
INCOME VALUE									
PREVIOUS YEAR MKT VALUE	322,633								

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20005886	REPAIR/RRF	15,050	07/27/2020

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
2402/0928	10/21/2020	WD	Q	I	01	285,000			
GRANTOR: HUTCHISON EVA									
GRANTEE: EFFINGER JAMES M									
2297/1645	8/08/2019	FJ	U	I	11	100			
GRANTOR: CLERK OF COURT									
GRANTEE: HUTCHISON EVA									

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2004] W11 FOP=[YR=2004] N10 W25 S5 E5 S3 E3 S2 E17\$ W17 N2 W3 N3 W5 N12 W23 S32 FGR=[YR=2004] S21 E19 N21 W19\$ E19 S16 E9 FOP=[YR=2004] S4 E9 N4 W9\$ E18 S5 E13 N36\$.									