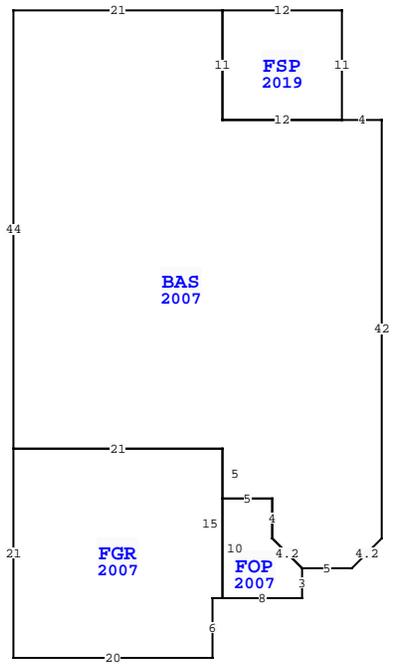


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	60
Interior Floo	11	CLAY TILE	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Occupancy	00	NONE	100
Quality	05	Quality Level 05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4068.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,600	100	2007
FGR	435	55	2007
FOP	64	30	2007
FSP	132	40	2019
TOTALS	2,231		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,911	124.1856	124.19	237,327	2007	2007	0	0	8.50	91.50
1 SINGLE FAM - 100% - 2008										Heated Area: 1600	HX Base Yr 2008



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			217,154
TOTAL MARKET OB/XF VALUE			4,901
TOTAL LAND VALUE - MARKET			85,000
TOTAL MARKET VALUE			307,055
SOH/AGL Deduction			159,241
ASSESSED VALUE			147,814
TOTAL EXEMPTION VALUE	HX HB VX		55,722
BASE TAXABLE VALUE			92,092
TOTAL JUST VALUE			307,055
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			287,410

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E2007431	SOLAR PANELS	34,000	10/01/2020
M13143	MECH OTHER	0	07/01/2007
C20084	CO ISSUED	0	06/01/2007
B20084	NEW CONSTR	242,815	06/01/2007
E19507	ELEC OTHER	2,100	06/01/2007
P12524	OTHER	0	06/01/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1539/1412	12/07/2007	WD	Q	I		179,000
GRANTOR: RICHMOND AMERICAN HOM						
GRANTEE: MORROW CHARLES W &						
1361/0587	10/24/2005	WD	U	V	19	5,610,000
GRANTOR: WOODBRIDGE NASSAU JOI						
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	Q	% COND	OB/XF MKT VALUE	NOTES
1	0811	CONCRETE B	0	100	0	600.00	SF	5.20	5.20	100	2007	2007	3	87	2,714	
2	0476	VF 6 SBPL	0	100	0	75.00	LF	32.00	32.00	100	2012	2012	3	81	1,944	
3	0470	VNYL GATE	0	100	0	1.00	UT	300.00	300.00	100	2012	2012	3	81	243	

BLD DATE		11/27/2007	RK	LGL DATE	04/25/2025	MLU
XF DATE				AG DATE		
INC DATE				AG DATE		

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2007] W4 FSP=[YR=2019] N11 W12 S11 E12 \$ W12 N11 W21 S44 FGR=[YR=2007] S21 E20 N6 E1 FOP=[YR=2007] E8 N3 U3 L3 N4 W5 S10 \$ N15 W21 \$ E21 S5 E5 S4 D3 R3 E5 U3 R3 N42 \$ .	

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	85,000.00	85,000.00	85,000							