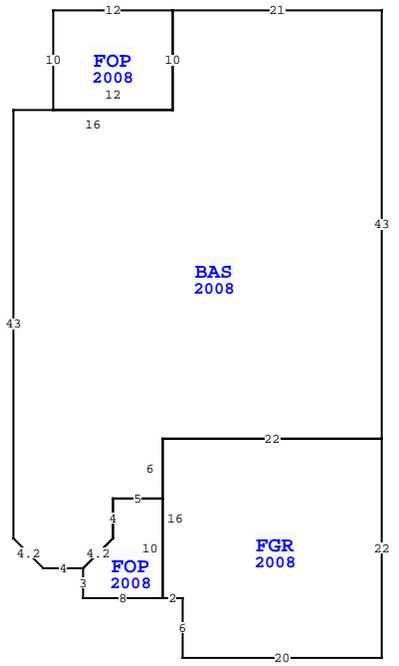


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	12	HARDWOOD	60
Interior Floo	14	CARPET	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	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	1,582	100	2008
FGR	472	55	2008
FOP	64	30	2008
FOP	120	30	2008
TOTALS	2,238		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,897	121.8140	121.81	231,074	2008	2010	0	0	7.00	93.00
1 SINGLE FAM - 100% - 2018 Heated Area: 1582 HX Base Yr 2018											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			214,899
TOTAL MARKET OB/XF VALUE			15,480
TOTAL LAND VALUE - MARKET			85,000
TOTAL MARKET VALUE			315,379
SOH/AGL Deduction			161,931
ASSESSED VALUE			153,448
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE			102,726
TOTAL JUST VALUE			315,379
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			296,213

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B2108718	REPAIR/RRF	18,954	08/01/2021
B23696	XFOB	6,184	06/01/2010
C21379	CO ISSUED	189,690	09/12/2008
M13870	MECH OTHER	0	05/01/2008
P13206	OTHER	0	05/01/2008
E20834	ELEC OTHER	1,950	05/01/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2042/1492	4/28/2016	WD Q	Q	I	01	224,000
GRANTOR: HARPER DEBORAH						
GRANTEE: JOHNSON ALAN D & TI						
1587/1835	10/02/2008	WD Q	Q	I		209,400
GRANTOR: RICHMOND AMERICAN HOM						
GRANTEE: HARPER DEBORAH						

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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	2008	2008	3	91	3,185	
2	0811	CONCRETE B	0	100	0	0	585.00	SF	5.20	5.20	100	2008	2008	3	88	2,677	
3	0911	SCRN RM A	0	100	19	12	228.00	SF	17.50	17.50	100	2010	2010	3	40	1,596	
4	0877	JACUZZI	0	100	0	0	1.00	UT	2,250.00	2,250.00	100	2010	2010	3	40	900	
5	0855	CONC PAVR	0	100	0	0	614.00	SF	10.00	10.00	100	2010	2010	3	90	5,526	
6	0479	VF PICKET	0	100	0	0	210.00	LF	10.00	10.00	100	2010	2010	3	76	1,596	

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	0003	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000							