



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 90
Interior Wall	04	PLYWOOD 10
Interior Floo	14	CARPET 60
Interior Floo	12	HARDWOOD 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
BUD8 Adjustme	06	DIST 1D 100
Occupancy	00	NONE 100
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY

MAP NUM	MKT AREA	08
NEIGHBORHOOD/LOC 8026.00		

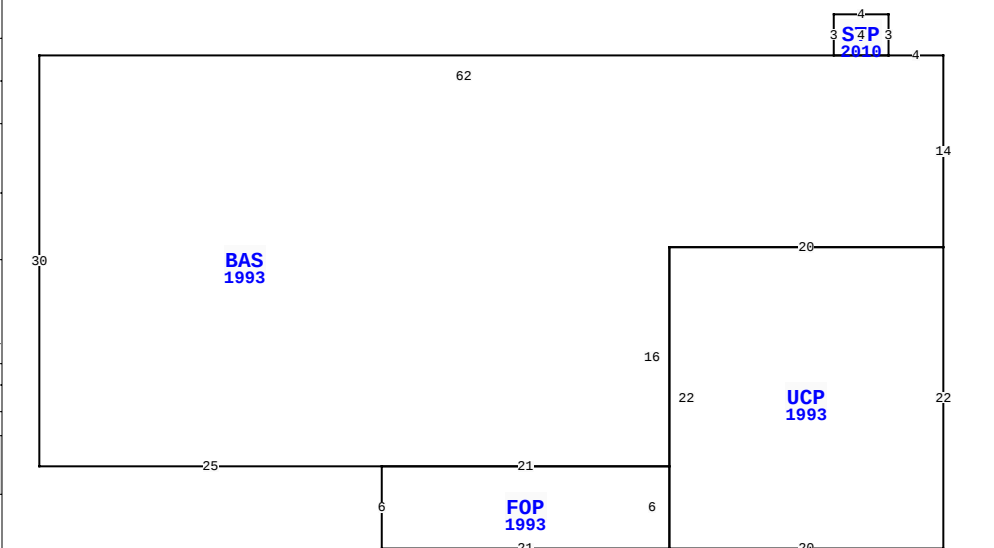
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,660	100	1993	1,660	139,025
FOP	126	30	1993	38	3,183
STP	12	10	2010	1	84
UCP	440	20	1993	88	7,370

TOTALS	2,238			1,787	149,661
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EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0940	SHEDS/PORT	0	100	20	22	440.00	SF	20.10	20.10	
2	0810	CONCRETE A	0	100	40	20	800.00	SF	6.50	6.50	
3	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	
4	0940	SHEDS/PORT	0	100	20	12	240.00	SF	30.00	30.00	
5	0681	POLE SHED	0	100	20	9	180.00	SF	15.00	15.00	
6	0810	CONCRETE A	0	100	30	3	90.00	SF	6.50	6.50	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	CONSRV
1	000100	C	RES	100		OR	0.00	0.00	2.00	AC	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,787	125.0000	125.00	223,375	1968	1978	0	0	0 33.00	67.00
1 SINGLE FAM - 100% - 0 Heated Area: 1660 HX Base Yr 1972											



BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/09/2025
INC DATE		AG DATE	MLU

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	0940	SHEDS/PORT	0	100	20	22	440.00	SF	20.10	20.10	100	1981	1981	3	20	1,769	
2	0810	CONCRETE A	0	100	40	20	800.00	SF	6.50	6.50	100	1970	1970	3	20	1,040	
3	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00	3,500.00	100	1970	1970	3	30.4	1,064	
4	0940	SHEDS/PORT	0	100	20	12	240.00	SF	30.00	30.00	100	1995	1995	3	20	1,440	
5	0681	POLE SHED	0	100	20	9	180.00	SF	15.00	15.00	100	1991	1991	3	20	540	
6	0810	CONCRETE A	0	100	30	3	90.00	SF	6.50	6.50	100	1991	1991	3	59.5	348	

TOTAL OB/XF											
6,201											

NASSAU COUNTY PROPERTY			
PAGE 1 of 1			
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		149,661	
TOTAL MARKET OB/XF VALUE		6,201	
TOTAL LAND VALUE - MARKET		70,000	
TOTAL MARKET VALUE		225,862	
SOH/AGL Deduction		113,931	
ASSESSED VALUE		111,931	
TOTAL EXEMPTION VALUE		111,931	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		225,862	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		219,521	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B23693	REPAIR/RRF	6,124	06/01/2010

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1859/0435	5/31/2013	QC	U	I	11	100	
GRANTOR: DIMARIA WILLIAM & MAR							
GRANTEE: CROSBY SHERRIE LYNN							
0100/0362	1/01/1970	TA	U	I		100	
GRANTOR:							
GRANTEE:							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W4 STP=[YR=2010] N3 W4 S3 E4 \$ W62 S30 E25											
FOP=[YR=1993] S6E21 UCP=[YR=1993] E20 N22 W20S22\$ N6W21\$ E21											
N16 E20 N14\$.											