



BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	10 ABOVE AVG 70				
Exterior Wall	16 WD FR STUC 30				
Roof Structure	03 GABLE/HIP 100				
Roof Cover	03 COMP SHNGL 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	14 CARPET 60				
Interior Floor	11 CLAY TILE 40				
Air Condition	03 CENTRAL 100				
Heating Type	04 AIR DUCTED 100				
Bedrooms	4 100				
Bathrooms	2 100				
Frame	02 WOOD FRAME 100				
Stories	1. 1. 100				
Units	0 100				
Occupancy	00 NONE 100				
Quality	06 Quality Level 06				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 04				
NEIGHBORHOOD/LOC	4071.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,837	100	2015	1,837	226,610
FGR	384	55	2015	211	26,029
FOP	94	30	2015	28	3,454
FOP	120	30	2015	36	4,441
FST	15	55	2015	8	987
PTO	120	5	2015	6	740
TOTALS	2,570			2,126	262,261

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,126	128.7034	128.70	273,616	2015	2015	0	0	4.15	95.85

1 SINGLE FAM - 100% - 2020 Heated Area: 1837 HX Base Yr 2020

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VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			262,261
TOTAL MARKET OB/XF VALUE			4,565
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			316,826
SOH/AGL Deduction			88,481
ASSESSED VALUE			228,345
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			177,623
TOTAL JUST VALUE			316,826
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			305,023

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1531060	CO ISSUED	0	12/18/2015
B1531060	NEW CONSTR	231,165	09/01/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2287/1267	7/03/2019	WD Q	Q	I	01	235,000

GRANTOR: DAVIS PATRICK LEE & C
GRANTEE: BETTERIDGE LINDSAY
2173/1484 11/30/2017 WD U I 11 100
GRANTOR: ONEAL CHASIDY M
GRANTEE: DAVIS PATRICK LEE &

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	0810	CONCRETE A	0	100	20	3		6.50	6.50	100	2015	2015	3	95	371	
2	0811	CONCRETE B	0	100	0	0		5.20	5.20	100	2015	2015	3	95	4,194	

BLD DATE		05/17/2022	NW	LGL DATE
XF DATE				LAND DATE
INC DATE				AG DATE

BUILDING NOTES	

BUILDING DIMENSIONS	
PTO=[YR=2015] W12 FOP=[YR=2015] W12 S10 BAS=[YR=2015] W26 S24 FGR=[YR=2015] S21 E19 FOP=[YR=2015] S4 E20 N4 W1 N2 W7 S2 W12\$ N21 W10 FST=[YR=2015] W5 S3 E5 N3\$ S3 W5 N3 W4\$ E19 S21 E12 N2 E7 S2 E12 N45 W24\$ E12 N10\$ S10 E12 N10\$.	

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	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	50,000.00	50,000.00	50,000							