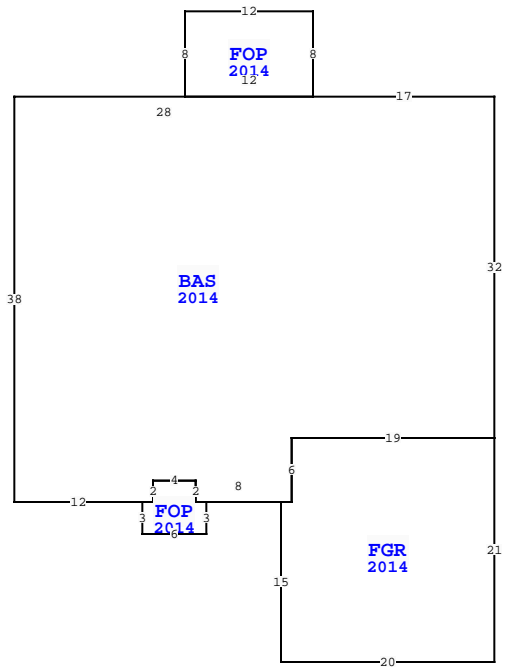




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	10	ABOVE AVG	70
Exterior Wall	16	WD FR STUC	30
Roof Structure	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	60
Interior Floor	11	CLAY TILE	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		3	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
BAS	1,588	100	2014
FGR	414	55	2014
FOP	26	30	2014
FOP	96	30	2014
TOTALS	2,124		
		1,853	229,388

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	- 100%	- 2025		Heated Area: 1588					HX Base Yr 2025	



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			229,388
TOTAL MARKET OB/XF VALUE			2,498
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			281,886
SOH/AGL Deduction			0
ASSESSED VALUE			281,886
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			231,164
TOTAL JUST VALUE			281,886
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			271,588

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B142873	CO ISSUED	0	09/15/2014
B142873	NEW CONSTR	197,403	05/01/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2757/1727	12/20/2024	WD	Q	I	01	312,500
GRANTOR: LEON THOMAS M						
GRANTEE: BOLD MARY						
2353/0328	3/27/2020	WD	Q	I	02	228,000
GRANTOR: BATTE BRADLEY M & HEI						
GRANTEE: LEON THOMAS M & GAB						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0811	CONCRETE B	0	100	0	511.00	SF	5.20	5.20	100	2014

TOTAL OB/XF												2,498			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T				
1	000100	C	RES	100		PUD	0.00	0.00	1.00	LT	1.00				

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=2014] W17 FOP=[YR=2014] N8 W12 S8 E12 \$ W28 S38 E12											
FOP=[YR=2014] S3 E6 N3 W1 N2 W4 S2 W1 \$ E1 N2 E4 S2 E8											
FGR=[YR=2014] S15 E20 N21 W19 S6 W1 \$ E1 N6 E19 N32 \$.											

LAND DESCRIPTION												TOTAL OB/XF				2,498			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T								
1	000100	C	RES	100		PUD	0.00	0.00	1.00	LT	1.00								