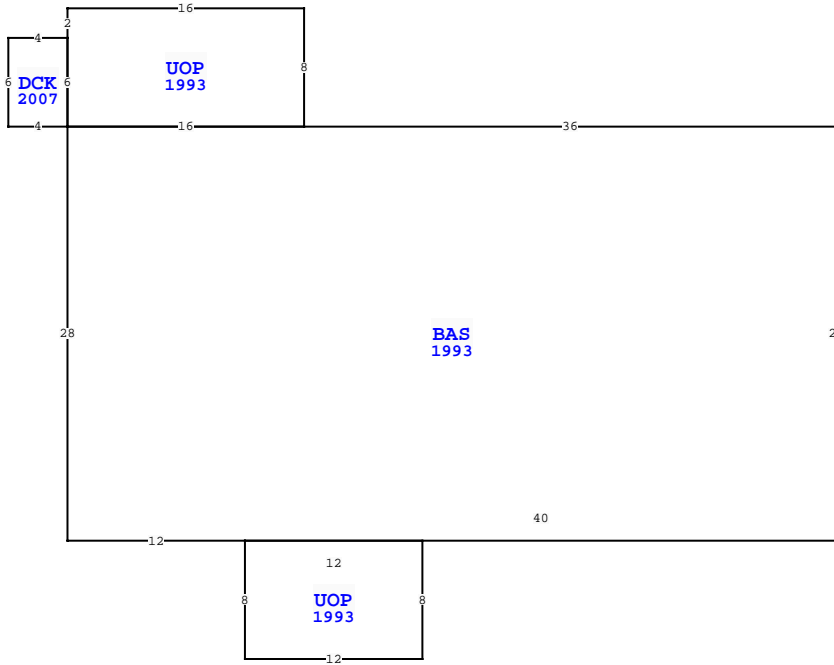


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	14	CARPET 70	
Interior Floo	08	SHT VINYL 30	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Units		0 100	
BUD8 Adjustme	04	DIST 01 100	
Quality	03	Quality Level 03	
DOR CODE	0200	MOBILE HOME	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC		4048.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,456	100	1993
DCK	24	15	2007
UOP	96	25	1993
UOP	128	25	1993
TOTALS	1,704		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0820	02	1,516	122.8000	98.24	148,932	1986	1991	0	0	70.00	30.00
1 M/H 93- - 100% - 2024 Heated Area: 1456 HX Base Yr 2024											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE			44,680
TOTAL MARKET OB/XF VALUE			4,940
TOTAL LAND VALUE - MARKET			85,000
TOTAL MARKET VALUE			134,620
SOH/AGL Deduction			6,838
ASSESSED VALUE			127,782
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			77,060
TOTAL JUST VALUE			134,620
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			124,181

PERMIT NUM	DESCRIPTION	AMT	ISSUED
970576	REPAIR/RRF	2,175	01/01/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2660/1539	8/07/2023	QC	U	I	11	100
GRANTOR: SMITH WILLIAM ARTHUR						
GRANTEE: GRIFFIS DELORIS I						
2661/566	2/07/2023	QC	U	I	11	100
GRANTOR: SMITH DAWN BEALE N/K/						
GRANTEE: SMITH WILLIAM ARTHUR						

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

BUILDING NOTES	
BAS=[YR=1993] W36 UOP=[YR=1993] N8 W16 S2 DCK=[YR=2007] W4 S6 E4 N6\$ S6 E16\$ W16 S28 E12 UOP=[YR=1993] S8 E12 N8 W12\$ E40 N28\$.	

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	1.00	UT	3,500.00	3,500.00	100	1986	1986	3	58	2,030	
2	0940	SHEDS/PORT	0	100	16	320.00	SF	30.00	30.00	100	1994	1994	3	20	1,920	
3	1242	WD DECK A	0	100	9	36.00	SF	10.00	10.00	100	1998	1998	3	20	72	
4	1242	WD DECK A	0	100	0	153.00	SF	10.00	10.00	100	2014	2014	3	60	918	

LAND DESCRIPTION																								
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		OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000							