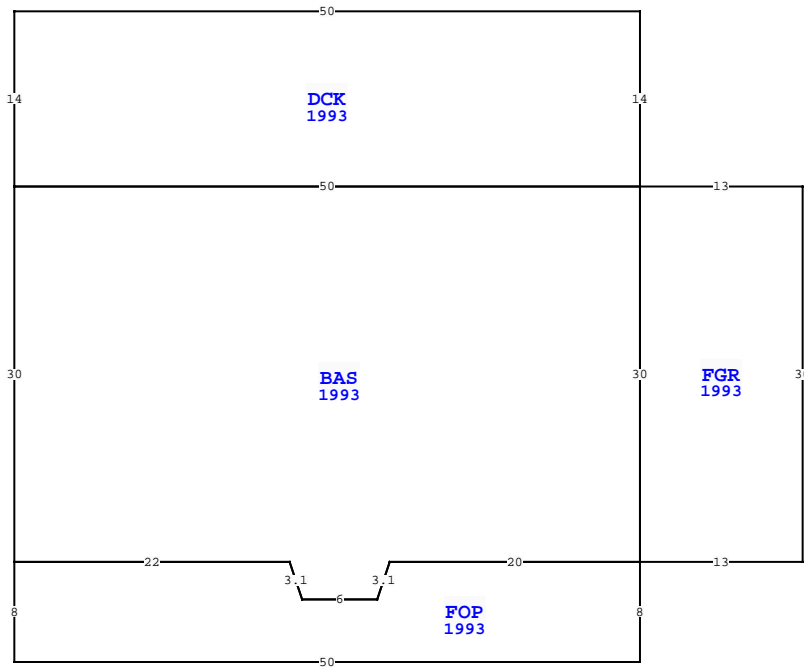


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	12	CEDAR 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 90	
Interior Floor	11	CLAY TILE 10	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		2 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Units		0 100	
Occupancy	00	NONE 100	
Quality	03	Quality Level 03	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4031.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,521	100	1993
DCK	700	10	1993
FGR	390	55	1993
FOP	379	30	1993
TOTALS	2,990		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,919	112.0140	112.01	214,947	1989	1989		0	0	17.50	82.50
1 SINGLE FAM - 100% - 0 Heated Area: 1521 HX Base Yr 1993												



NASSAU COUNTY PROPERTY		PAGE 1 of 1	
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE	177,331		
TOTAL MARKET OB/XF VALUE	3,009		
TOTAL LAND VALUE - MARKET	91,800		
TOTAL MARKET VALUE	272,140		
SOH/AGL Deduction	103,938		
ASSESSED VALUE	168,202		
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE	117,480		
TOTAL JUST VALUE	272,140		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	259,001		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R1901717	REPAIR/RRF	6,000	03/01/2019
5467	NEW CONSTR	7,500	01/25/1989
5460	NEW CONSTR	53,400	01/23/1989

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U / I	V / I	RSN CD	SALE PRICE
0671/1480	12/10/1992	WD	Q	I	01	52,500
GRANTOR: WILDER CHARLES						
GRANTEE: WILDER CHARLES & J						
0560/1034	1/11/1989	WD	Q	V		10,000
GRANTOR: LEMACKS LARRY DONALD						
GRANTEE: WILDER CHARLES F II						

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	1989	1989	3	64	2,240	
2	0810	CONCRETE A	0	100	0	217.00	SF	6.50	6.50	100	1989	1989	3	54.5	769	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/11/2025	MLU

BUILDING NOTES	
BUILDING DIMENSIONS	
FGR=[YR=1993] W13 DCK=[YR=1993] N14 W50 S14 BAS=[YR=1993] S30 FOP=[YR=1993] S8 E50 N8 W20 D3 L1 W6 U3 L1 W22\$ E22 D3 R1 E6 R1 U3 E20 N30 W50\$ E50\$ S30 E13 N30\$.	

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	0007	RSF-1	0.00	0.00	1.08	AC		1.00	1.00	1.00	85,000.00	85,000.00	91,800							