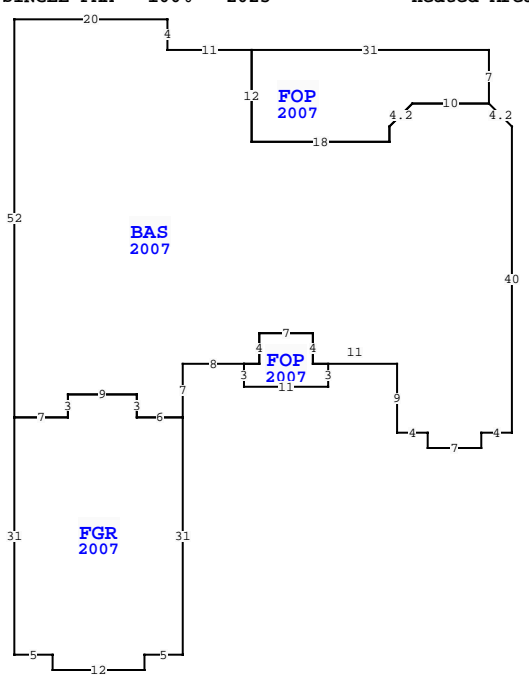


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	16	WD FR STUC	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	13	LVT/LAMMT	60
Interior Floor	14	CARPET	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	1.	1.	100
Units		0	100
Occupancy	00	NONE	100
Quality	05	Quality Level 05	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4063.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,656	100	2007
FGR	733	55	2007
FOP	61	30	2007
FOP	312	30	2007
TOTALS	3,762		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,171	111.5224	111.52	353,630	2007	2007	0	0	8.50	91.50
1 SINGLE FAM - 100% - 2025											
Heated Area: 2656											
HX Base Yr 2025											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY	Tax Group: 4	Tax Dist:	STANDARD
BUILDING MARKET VALUE			323,571
TOTAL MARKET OB/XF VALUE			9,414
TOTAL LAND VALUE - MARKET			125,000
TOTAL MARKET VALUE			457,985
SOH/AGL Deduction			0
ASSESSED VALUE			457,985
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE			407,263
TOTAL JUST VALUE			457,985
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			417,270

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M12046	MECH OTHER	0	09/01/2006
P11308	OTHER	0	07/01/2006
C17989	CO ISSUED	0	06/01/2006
E0617568	ELEC OTHER	4,000	06/01/2006
B0617989	NEW CONSTR	245,718	06/01/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2728/544	7/25/2024	WD Q	Q	I	01	534,000
GRANTOR: QUINTAS GABRIEL & KAT						
GRANTEE: HOOVER WESLEY A & R						
2598/1652	10/21/2022	WD Q	Q	I	01	470,000
GRANTOR: JACKSON ALLEN COLT &						
GRANTEE: QUINTAS GABRIEL & K						

EXTRA FEATURES					
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS
1	0812	CONCRETE C	0 100	0 0	1,800.00
2	0500	FP-PRE FAB	0 100	0 0	1.00

BLD DATE	XF DATE	INC DATE	NW RK	LGL DATE	LAND DATE	AG DATE	04/03/2025	MLU
03/03/2023	07/11/2007							

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2007] U3 L3 FOP=[YR=2007] N7 W31 S12 E18 N2 U3 R3 E10 \$ W10 D3 L3 S2 W18 N12 W11 N4 W20 S52 FGR=[YR=2007] S31 E5 S2 E12 N2 E5 N31 W6 N3 W9 S3 W7 \$ E7 N3 E9 S3 E6 N7 E8 POP=[YR=2007] S3 E11 N3 W2 N4 W7 S4 W2 \$ E2 N4 E7 S4 E11 S9 E4 S2 E7 N2 E4 N40 \$.	

LAND DESCRIPTION										TOTAL OB/XF										9,414				
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	0006	RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	125,000.00	125,000.00	125,000							