



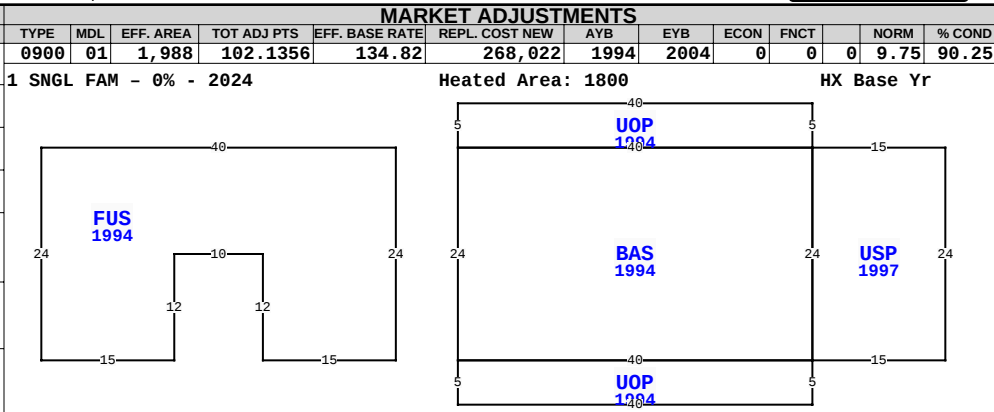
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	07	GAMBREL 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 60
Interior Floo	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units		0 100
Occupancy	00	NONE 100

Quality	01	Quality Level 01
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4048.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100	1994	960	116,808
FUS	840	100	1994	840	102,207
UOP	200	20	1994	40	4,867
UOP	200	20	1994	40	4,867
USP	360	30	1997	108	13,141
TOTALS	2,560			1,988	241,890

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0810	CONCRETE A	0	0	14	40	560.00	SF	6.50	6.50	
2	0940	SHEDS/PORT	0	0	10	16	160.00	SF	30.00	30.00	
3	0940	SHEDS/PORT	0	0	16	13	208.00	SF	30.00	30.00	
4	0681	POLE SHED	0	0	0	0	248.00	SF	15.00	15.00	
5	0351	CARPORT MT	0	0	24	20	480.00	SF	10.00	10.00	
6	1242	WD DECK A	0	0	7	13	91.00	SF	10.00	10.00	
7	0500	FP-PRE FAB	0	0	0	0	1.00	UT	3,500.00	3,500.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	CONSRV
1	000100	C	RES	0	0006	OR	0.00	0.00	1.00	LT	



BLD DATE	03/03/2023	NW	LGL DATE	
XF DATE			LAND DATE	05/09/2025
INC DATE			AG DATE	MLU

TOTAL OB/XF											
10,262											

NASSAU COUNTY PROPERTY			
PAGE 1 of 1			
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		241,890	
TOTAL MARKET OB/XF VALUE		10,262	
TOTAL LAND VALUE - MARKET		85,000	
TOTAL MARKET VALUE		337,152	
SOH/AGL Deduction		0	
ASSESSED VALUE		337,152	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		337,152	
TOTAL JUST VALUE		337,152	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		320,996	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24815	ADDITION	9,843	06/01/2011
94-01256	NEW CONSTR	7,400	07/01/1994
3360	NEW CONSTR	33,800	05/18/1986

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2665/1075	9/05/2023	WD	Q	I	01
GRANTOR: SANDER MARTINA M					
GRANTEE: BOVE BRIAN PATRICK					
2533/0239	1/25/2022	WD	Q	I	01
GRANTOR: CARTUS FINANCIAL CORP					
GRANTEE: SANDER MARTINA M					

BUILDING NOTES											
BAS=[YR=1994;ORIG=-55,0] S24 E40 N24 W40 \$											
FUS=[YR=1994;ORIG=-102,0] E40 S24 W15 N12 W10 S12 W15 N24 \$											
USP=[YR=1997;ORIG=0,0] W15 S24 E15 N24 \$											
UOP=[YR=1994;ORIG=-15,0] N5 W40 S5 E40 \$											
PTR=[ORIG=0,0] E15 W15 \$											