

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY																			
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																
Exterior Wall	25	MOD METAL 100								0820	02	700	114.2400	91.39	63,973	1985	1998	0	0	0	60.00	40.00	STANDARD																
Roof Structure	03	GABLE/HIP 100								1 M/H 93- - 0% - 0														Tax Group: 4															
Roof Cover	01	MINIMUM 100								Heated Area: 700														Tax Dist:															
Interior Wall	04	PLYWOOD 100								BAS 2001														BUILDING MARKET VALUE								25,589							
Interior Floor	14	CARPET 80																						TOTAL MARKET OB/XF VALUE								227							
Interior Floor	08	SHT VINYL 20																						TOTAL LAND VALUE - MARKET								139,050							
Air Condition	03	CENTRAL 100																						TOTAL MARKET VALUE								164,866							
Heating Type	04	AIR DUCTED 100																						SOH/AGL Deduction								26,468							
Bedrooms		2 100																						ASSESSED VALUE								138,398							
Bathrooms		1 100																						TOTAL EXEMPTION VALUE								0							
Bathrooms		1 100																						BASE TAXABLE VALUE								138,398							
Frame	02	WOOD FRAME 100																						TOTAL JUST VALUE								164,866							
Stories		0 0 100																						NCON VALUE								0							
Units		0 100								INCOME VALUE																													
										PREVIOUS YEAR MKT VALUE								126,749																					