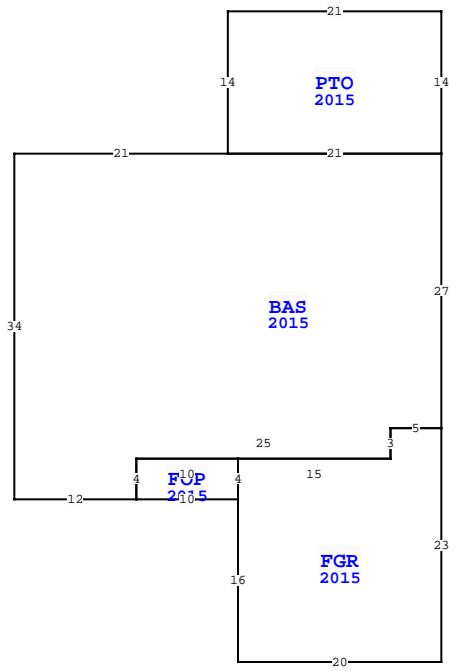




ELEMENT		CD	CONSTRUCTION		
Exterior Wall	31		HARDIE BRD	100	
Roof Structur	03		GABLE/HIP	100	
Roof Cover	03		COMP SHNGL	100	
Interior Wall	05		DRYWALL	100	
Interior Floor	13		LVT/LAMMT	60	
Interior Floor	14		CARPET	40	
Air Condition	03		CENTRAL	100	
Heating Type	04		AIR DUCTED	100	
Bedrooms			3	100	
Bathrooms			2	100	
Frame	02		WOOD FRAME	100	
Stories			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			4074.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,293	100	2015	1,293	143,318
FGR	415	55	2015	228	25,272
FOP	40	30	2015	12	1,331
PTO	294	5	2015	15	1,663
TOTALS	2,042			1,548	171,583

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	- 100%	- 2020								
Heated Area: 1293					HX Base Yr 2020						



NASSAU COUNTY PROPERTY			PAGE 1 of 1
VALUATION SUMMARY			4
VALUATION BY			STANDARD
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE			171,583
TOTAL MARKET OB/XF VALUE			6,363
TOTAL LAND VALUE - MARKET			125,000
TOTAL MARKET VALUE			302,946
SOH/AGL Deduction			125,496
ASSESSED VALUE			177,450
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			126,728
TOTAL JUST VALUE			302,946
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			261,608

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1429746	CO ISSUED	0	03/25/2015
B1429746	NEW CONSTR	164,098	12/01/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2328/1339	12/10/2019	WD	Q	I	02	210,000
GRANTOR: TURNER TRAVIS LEE						
GRANTEE: VOSS CHRISTOPHER M						
1970/1006	3/24/2015	WD	Q	I	01	146,900
GRANTOR: PREMIER HOMES OF NORT						
GRANTEE: TURNER TRAVIS LEE						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		04/03/2025	MLU

BUILDING NOTES	
<p>BUILDING DIMENSIONS</p> <p>PTO=[YR=2015] N14 W21 S14 BAS=[YR=2015] W21 S34 E12 FOP=[YR=2015] E10 FGR=[YR=2015] S16 E20 N23 W5 S3 W15 S4 \$ N4 W10 S4\$N4 E25 N3 E5 N27 W21 \$ E21 \$.</p>	

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	0811	CONCRETE B	0	100	0	0		5.20	5.20	100	2015	2015	3	95	6,363	

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		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	125,000.00	125,000.00	125,000							