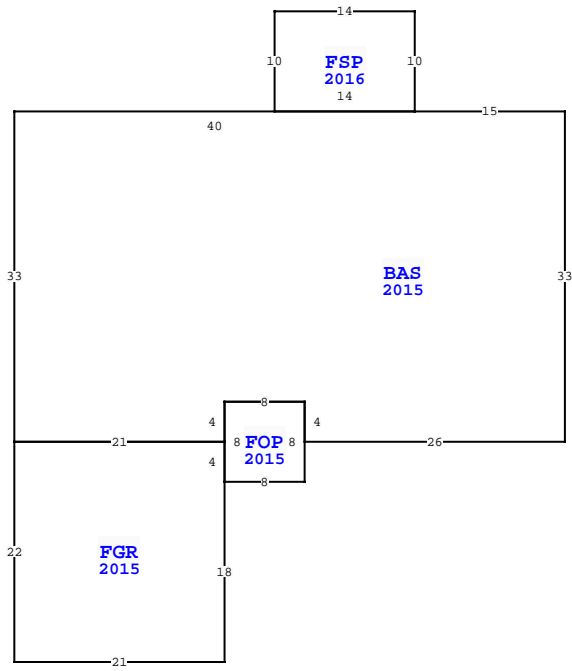


ELEMENT		CD	CONSTRUCTION		
Exterior Wall	20	FACE BRICK	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	14	CARPET	70		
Interior Floor	11	CLAY TILE	30		
Air Condition	03	CENTRAL	100		
Heating Type	04	AIR DUCTED	100		
Bedrooms		4	100		
Bathrooms		2	100		
Frame	02	WOOD FRAME	100		
Stories	1.	1.	100		
Units		0	100		
Occupancy	00	NONE	100		
Quality	02	Quality Level	02		
DOR CODE	0100	SINGLE FAMILY			
MAP NUM		MKT AREA	04		
NEIGHBORHOOD/LOC	4033.0100				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,783	100	2015	1,783	232,721
FGR	462	55	2015	254	33,152
FOP	64	30	2015	19	2,480
FSP	140	40	2016	56	7,309
TOTALS	2,449			2,112	275,663

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,112	106.0409	139.97	295,617	2015	2015	0	0	6.75	93.25
1 SNGL FAM - 100% - 2020 Heated Area: 1783 HX Base Yr 2020											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			275,663
TOTAL MARKET OB/XF VALUE			4,011
TOTAL LAND VALUE - MARKET			125,000
TOTAL MARKET VALUE			404,674
SOH/AGL Deduction			171,303
ASSESSED VALUE			233,371
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			182,649
TOTAL JUST VALUE			404,674
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			342,160

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1429567	CO ISSUED	0	03/27/2015
B1429567	NEW CONSTR	220,704	11/01/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2699/1253	3/13/2024	LE U		I	11	100
GRANTOR: WALL DENNIS E & JOYCE						
GRANTEE: MARR DAX ROBERT						
2281/0650	6/11/2019	WD Q		I	01	243,000
GRANTOR: FORESMAN RONALD P & M						
GRANTEE: WALL DENNIS E & JOY						

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	812.00	SF	5.20	5.20	100	2015	2015	3	95	4,011	

BLD DATE		03/03/2023	NW	LGL DATE	04/03/2025	MLU
XF DATE				LAND DATE		
INC DATE				AG DATE		

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2015] W15 FSP=[YR=2016] N10 W14 S10 E14 \$ W40 S33 FGR=[YR=2015] S22 E21 N18 FOP=[YR=2015] E8 N8 W8 S8 \$ N4 W21 \$ E21 N4 E8 S4 E26 N33 \$.	

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	DPHT 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-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	125,000.00	125,000.00	125,000							