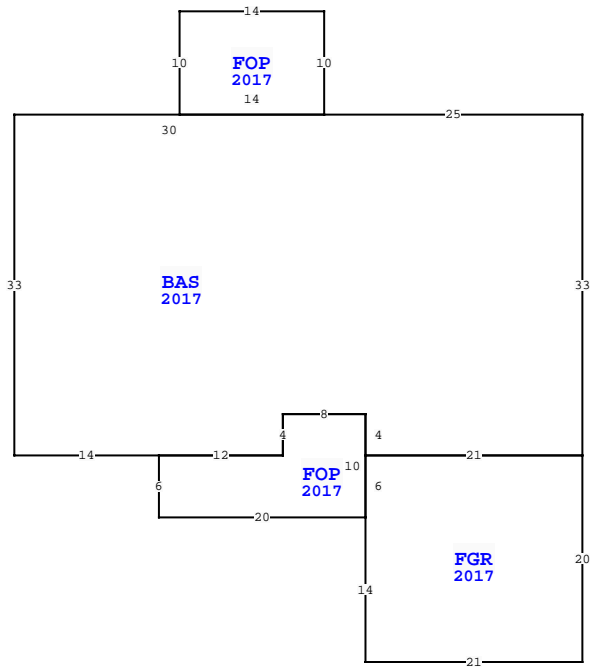


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	20	FACE BRICK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	60
Interior Floo	08	SHT VINYL	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		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
BAS	1,783	100	2017
FGR	420	55	2017
FOP	140	30	2017
FOP	152	30	2017
TOTALS	2,495		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,102	102.4100	135.18	284,148	2017	2017	0	0	5.25	94.75
1 SNGL FAM - 100% - 2018 Heated Area: 1783 HX Base Yr 2018											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			269,230
TOTAL MARKET OB/XF VALUE			4,203
TOTAL LAND VALUE - MARKET			125,000
TOTAL MARKET VALUE			398,433
SOH/AGL Deduction			230,075
ASSESSED VALUE			168,358
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			117,636
TOTAL JUST VALUE			398,433
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			336,216

PERMIT NUM	DESCRIPTION	AMT	ISSUED
AP161520	CO ISSUED	0	01/27/2017
B1632697	NEW CONSTR	223,883	07/20/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2107/1665	3/16/2017	SW	Q	I	02	221,500
GRANTOR: ADAMS HOMES OF NORTHW						
GRANTEE: DOLYAK JOHN P & EDN						
1964/0002	2/19/2015	WD	Q	V	05	152,000
GRANTOR: OAKS AT BRISTOL NASSA						
GRANTEE: ADAMS HOMES OF NORT						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0810	CONCRETE A	0	100	20	4			80.00	100	2017
2	0811	CONCRETE B	0	100	0	0	SF	5.20	5.20	100	2017

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

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2017] W25 FOP=[YR=2017] N10 W14 S10 E14\$ W30 S33 E14 FOP=[YR=2017] S6 E20 FGR=[YR=2017] S14 E21 N20 W21 S6\$ N10 W8 S4 W12\$ E12 N4 E8 S4 E21 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	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-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	125,000.00	125,000.00	125,000							