

TRACT 9
PT OR 1432/89
HOLLY POINT UNIT 2 UNR

ANDERSON BRIAN G & JACQUELINE L
PO BOX 323
VINEBURG, CA 95487-0323

2025

45-2N-28-525B-0009-0000



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			
																		VALUATION BY			
																		Tax Group: 4		STANDARD	
																		Tax Dist:			
																		BUILDING MARKET VALUE		0	
																		TOTAL MARKET OB/XF VALUE		0	
																		TOTAL LAND VALUE - MARKET		80,000	
																		TOTAL MARKET VALUE		80,000	
																		SOH/AGL Deduction		50,769	
																		ASSESSED VALUE		29,231	
																		TOTAL EXEMPTION VALUE		0	
																		BASE TAXABLE VALUE		29,231	
																		TOTAL JUST VALUE		80,000	
																		NCON VALUE		0	
																		INCOME VALUE			
																		PREVIOUS YEAR MKT VALUE		75,000	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1432/0089	7/26/2006	WD	Q	I		123,000
GRANTOR: LOVE ROBERT J						
GRANTEE: ANDERSON BRIAN G &						
0507/1107	1/08/1987	WD	U	V		3,200
GRANTOR: SHEFFIELD & LEE						
GRANTEE: LOVE ROBERT J						

EXTRA FEATURES															TOTALS								
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	BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE	

BUILDING NOTES	

BUILDING DIMENSIONS	

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	DPTH 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	0		RM	0.00	0.00	1.00	LT		1.00	1.00	1.00	80,000.00	80,000.00	80,000							