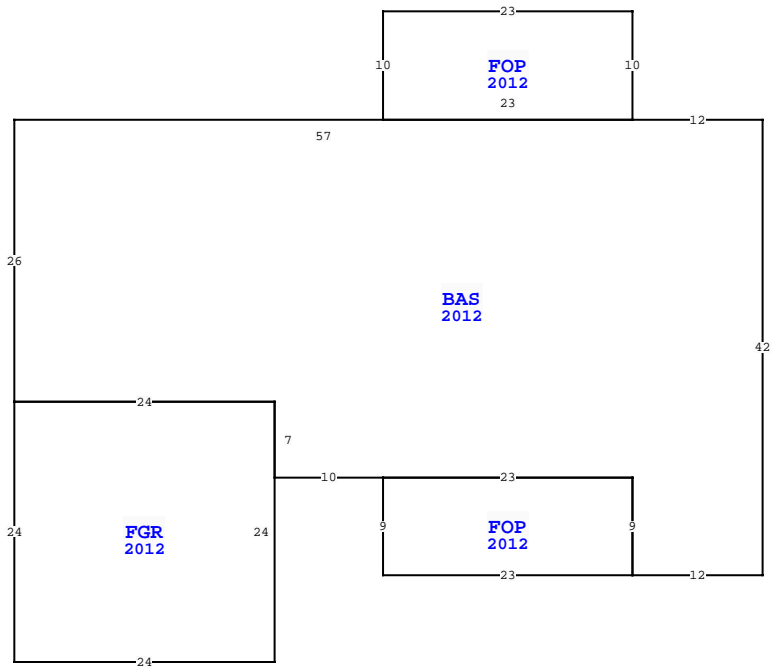




ELEMENT		CD	CONSTRUCTION		
Exterior Wall	31		HARDIE BRD	100	
Roof Structur	08		IRREGULAR	100	
Roof Cover	03		COMP SHNGL	100	
Interior Wall	05		DRYWALL	100	
Interior Floo	12		HARDWOOD	100	
Air Condition	03		CENTRAL	100	
Heating Type	04		AIR DUCTED	100	
Bedrooms			4	100	
Bathrooms			2.5	100	
Frame	02		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	08	
NEIGHBORHOOD/LOC	8026.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,217	100	2012	2,217	292,576
FGR	576	55	2012	317	41,834
FOP	207	30	2012	62	8,182
FOP	230	30	2012	69	9,106
TOTALS	3,230			2,665	351,698

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0900	01	2,665	105.7920	139.65	372,167	2012	2012	0	0	5.50	94.50	
1 SNGL FAM - 100% - 2013												
Heated Area: 2217												
HX Base Yr 2013												



NASSAU COUNTY PROPERTY			PAGE 1 of 2	6
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 6		Tax Dist:		
BUILDING MARKET VALUE			360,659	
TOTAL MARKET OB/XF VALUE			12,935	
TOTAL LAND VALUE - MARKET			148,500	
TOTAL MARKET VALUE			522,094	
SOH/AGL Deduction			284,431	
ASSESSED VALUE			237,663	
TOTAL EXEMPTION VALUE			50,722	
BASE TAXABLE VALUE			186,941	
TOTAL JUST VALUE			522,094	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			445,550	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C1226098	CO ISSUED	0	11/28/2012
E25272	NEW CONSTR	0	07/01/2012
E25274	ELEC OTHER	0	07/01/2012
B26098	NEW CONSTR	262,581	06/01/2012
B26099	ADDITION	21,771	06/01/2012

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1545/1474	1/10/2008	WD	U	V	07	100

GRANTOR: JONES ANNA MARIE
GRANTEE: WEST RAY K & DONNA

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	0812	CONCRETE C	0	100	0	2,621.00	SF	4.00	4.00	100	2012	2012	3	92	9,645	
2	0500	FP-PRE FAB	0	100	0	1.00	UT	3,500.00	3,500.00	100	2012	2012	3	94	3,290	

BUILDING NOTES												
BLD DATE 03/03/2023 NW LGL DATE 05/09/2025 MLU												
XF DATE												
INC DATE												

BUILDING DIMENSIONS												
BAS=[YR=2012] W12 FOP=[YR=2012] N10 W23 S10 E23\$ W57 S26												
FGR=[YR=2012] S24 E24 N24 W24\$ E24 S7 E10 FOP=[YR=2012] S9 E23 N9 W23\$ E23 S9 E12 N42\$.												

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	0005	OR	0.00	0.00	4.95	AC		1.00	1.00	1.00	30,000.00	30,000.00	148,500								



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	07	NONE 100
Interior Floor	03	CONC FINSH 100
Air Condition	01	NONE 100
Heating Type	01	NONE 100
Bedrooms		0 100
Bathrooms		0 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 08
NEIGHBORHOOD/LOC	8026.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	288	100
FCP	528	25
TOTALS	816	420

MARKET ADJUSTMENTS																															
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND																				
2																															
2 GARAGE RES - 100% - 2013 Heated Area: 288 HX Base Yr 2013																															
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>03/03/2023</th> <th>NW</th> <th>LGL DATE</th> <th>05/09/2025</th> <th>MLU</th> </tr> </thead> <tbody> <tr> <td>XF DATE</td> <td></td> <td></td> <td>LAND DATE</td> <td></td> <td></td> </tr> <tr> <td>INC DATE</td> <td></td> <td></td> <td>AG DATE</td> <td></td> <td></td> </tr> </tbody> </table>														BLD DATE	03/03/2023	NW	LGL DATE	05/09/2025	MLU	XF DATE			LAND DATE			INC DATE			AG DATE		
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NASSAU COUNTY PROPERTY			PAGE 2 of 2	6
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PERMIT NUM	DESCRIPTION	AMT	ISSUED

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GRANTOR: JONES ANNA MARIE						
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BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[YR=2012] W24 S12 FCP=[YR=2012] S22 E24 N22 W24\$ E24 N12\$.									

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

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