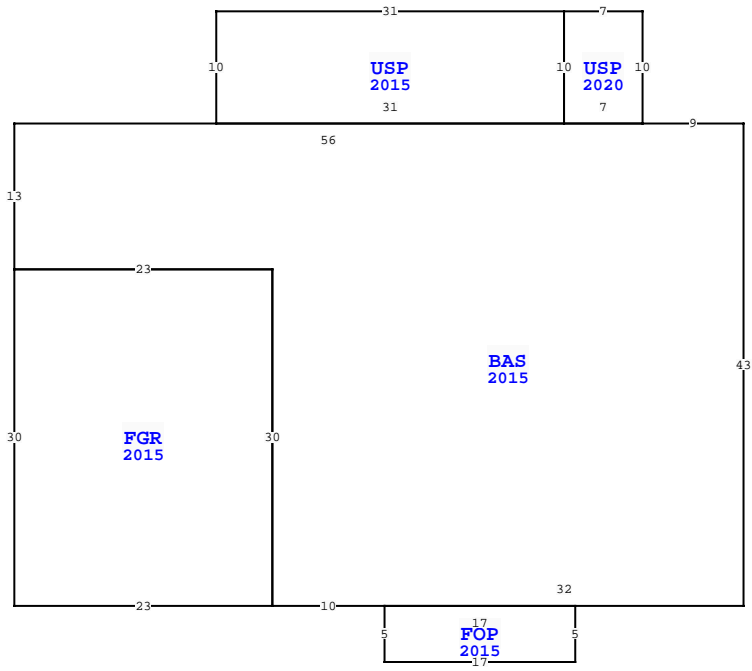


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	20	FACE BRICK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	08	SHT VINYL	60
Interior Floo	14	CARPET	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories	1.	1. 100	
Units		0	100
Occupancy	00	NONE	100
Quality	04	Quality Level	04
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	08
NEIGHBORHOOD/LOC	8015.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,105	100	2015
FGR	690	55	2015
FOP	85	30	2015
USP	310	30	2015
USP	70	30	2020
TOTALS	3,260		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,625	107.8560	142.37	373,721	2015	2015	0	0	6.75	93.25
1 SNGL FAM - 100% - 2018 Heated Area: 2105 HX Base Yr 2018											



NASSAU COUNTY PROPERTY		PAGE 1 of 1	6
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE			348,495
TOTAL MARKET OB/XF VALUE			64,884
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			473,379
SOH/AGL Deduction			144,455
ASSESSED VALUE			328,924
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			278,202
TOTAL JUST VALUE			473,379
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			459,379

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19005009	XFOB	10,160	07/01/2019
19003244	SWIM POOL	38,147	04/01/2019
B1531305	ADDITION	4,910	10/01/2015
B1530792	CO ISSUED	0	09/28/2015
B1530792	NEW CONSTR	255,358	07/01/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2071/1548	9/13/2016	WD Q	Q	I	01	240,400
GRANTOR: KENNETH L GREENE CONT						
GRANTEE: RHOADS ASHLEY K & R						
2071/1545	9/13/2016	QC U	U	I	11	100
GRANTOR: GREENE KENNETH I						
GRANTEE: KENNETH L GREENE CO						

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	9,682	
2	0476	VF 6 SBPL	0	100	0	0		32.00	32.00	100	2015	2015	3	87	6,348	
3	0479	VF PICKET	0	100	0	0		10.00	10.00	100	2015	2015	3	87	1,122	
4	0861	POOL GUNIT	0	100	0	0		85.00	85.00	100	2020	2020	3	90	29,835	
5	0855	CONC PAVER	0	100	0	0		10.00	10.00	100	2020	2020	3	98	4,743	
6	0911	SCRN RM A	0	100	0	0		17.50	17.50	100	2020	2020	3	86	13,154	

TOTAL OB/XF												64,884												
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		OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							

LAND DESCRIPTION		TOTAL OB/XF 64,884																								
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		OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000									