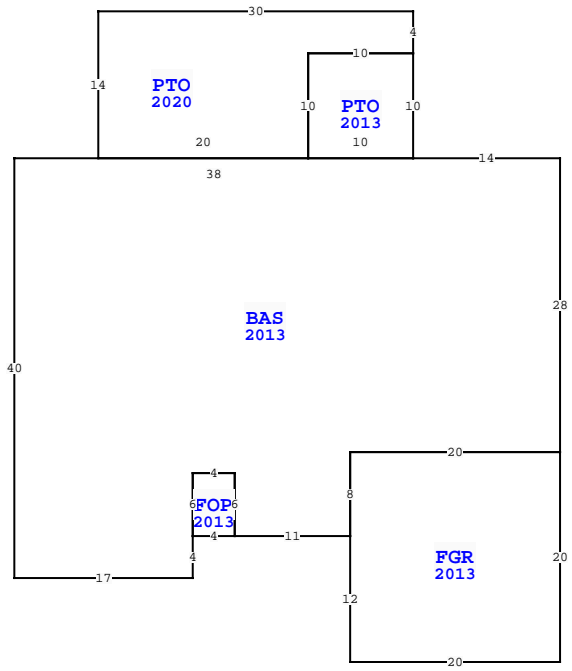


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	20	FACE BRICK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	08	SHT VINYL	50
Interior Floo	14	CARPET	50
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Frame	02	WOOD FRAME	100
Stories		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	1,756	100	2013
FGR	400	55	2013
FOP	24	30	2013
PTO	100	5	2013
PTO	320	5	2020
TOTALS	2,600		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,004	113.1900	149.41	299,418	2013	2013	0	0	8.25	91.75
1 SNGL FAM - 100% - 2018 Heated Area: 1756 HX Base Yr 2018											



NASSAU COUNTY PROPERTY		PAGE 1 of 3	6
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE			330,680
TOTAL MARKET OB/XF VALUE			11,642
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			402,322
SOH/AGL Deduction			112,059
ASSESSED VALUE			290,263
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			239,541
TOTAL JUST VALUE			402,322
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			387,288

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B2300319	GARAGE	74,457	01/09/2023
18011604	GARAGE	41,299	12/21/2018
B1327837	CO ISSUED	0	12/03/2013
B1327837	NEW CONSTR	199,470	10/01/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2136/0089	7/21/2017	WD	Q	I	01	225,000
GRANTOR: WILLIAMS BRANDON L &						
GRANTEE: SIMON JAKOB W						
1894/1653	12/19/2013	WD	U	I	37	34,000
GRANTOR: GREENE KENNETH L						
GRANTEE: WILLIAMS BRANDON L						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0811	CONCRETE B	0	100	0	1,420.00	SF	5.20	5.20	100	2013
2	0811	CONCRETE B	0	100	0	937.00	SF	5.20	5.20	100	2020

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

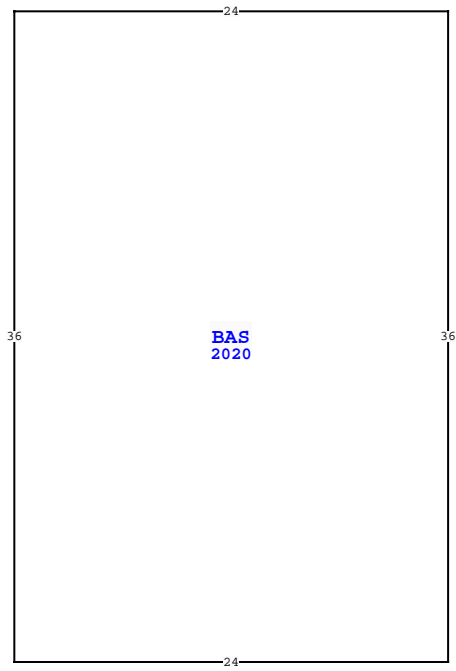
BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=2013] W14 PTO=[YR=2013] N10 PTO=[YR=2020] N4 W30 S14 E20 N10 E10 \$ W10 S10 E10\$ W38 S40 E17 N4 FOP=[YR=2013] E4 N6 W4 S6\$ N6 E4 S6 E11 FGR=[YR=2013] S12 E20 N20 W20 S8 \$ N8E20 N28\$.											

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		OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							

BUILDING CHARACTERISTICS					
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	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	8015.00				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	864	100	2020	864	30,491
TOTALS	864			864	30,491

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% - 2018			Heated Area: 864			HX Base Yr 2018						



NASSAU COUNTY PROPERTY		PAGE 2 of 3	6
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE			330,680
TOTAL MARKET OB/XF VALUE			11,642
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			402,322
SOH/AGL Deduction			112,059
ASSESSED VALUE			290,263
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			239,541
TOTAL JUST VALUE			402,322
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			387,288

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2136/0089	7/21/2017	WD	Q	I	01	225,000
GRANTOR: WILLIAMS BRANDON L &						
GRANTEE: SIMON JAKOB W						
1894/1653	12/19/2013	WD	U	I	37	34,000
GRANTOR: GREENE KENNETH L						
GRANTEE: WILLIAMS BRANDON L						

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2020] W24 S36 E24 N36\$.

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

