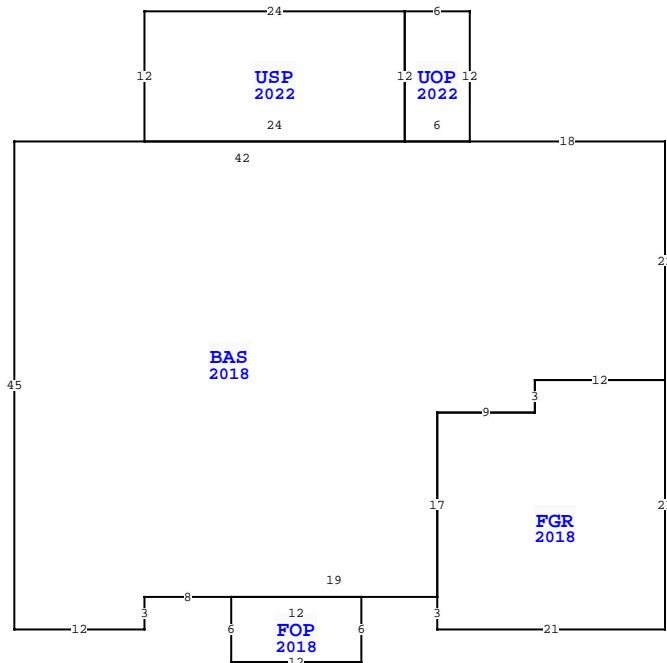


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	20	FACE BRICK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	13	LVT/LAMMT	100
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		2	100
Frame	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	8015.100		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,163	100	2018
FGR	456	55	2018
FOP	72	30	2018
UOP	72	20	2022
USP	288	30	2022
TOTALS	3,051		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0900	01	2,536	109.8720	145.03	367,796	2018	2018	0	0	4.50	95.50	
1 SNGL FAM - 100% - 2023 Heated Area: 2163 HX Base Yr												



NASSAU COUNTY PROPERTY		PAGE 1 of 2	6
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE			359,260
TOTAL MARKET OB/XF VALUE			11,968
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			431,228
SOH/AGL Deduction			22,732
ASSESSED VALUE			408,496
TOTAL EXEMPTION VALUE	13		408,496
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			431,228
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			414,888

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22003647	GARAGE	28,742	03/04/2022
17005614	CO ISSUED	0	02/20/2018
17005614	NEW CONSTR	267,471	10/01/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2180/0089	2/23/2018	WD	Q	I	01	272,900

GRANTOR: GREEN KENNETH L
GRANTEE: KOLLER GREGORY S

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	0504	FP-ELECTRI	0	100	0	1.00	UT	2,000.00	2,000.00	100	2018	2018	3	98	1,960	
2	0812	CONCRETE C	0	100	0	1,898.00	SF	4.00	4.00	100	2018	2018	3	97	7,364	
3	0810	CONCRETE A	0	100	0	415.00	SF	6.50	6.50	100	2020	2020	3	98	2,644	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2018] W18 UOP=[YR=2022] N12 W6 USP=[YR=2022] W24 S12 E24 N12\$ S12 E6\$ W42 S45 E12 N3 E8 FOP=[YR=2018] S6 E12 N6 W12\$ E19 FGR=[YR=2018] S3 E21 N23 W12 S3 W9 S17\$ N17 E9 N3 E12 N22\$.	

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

