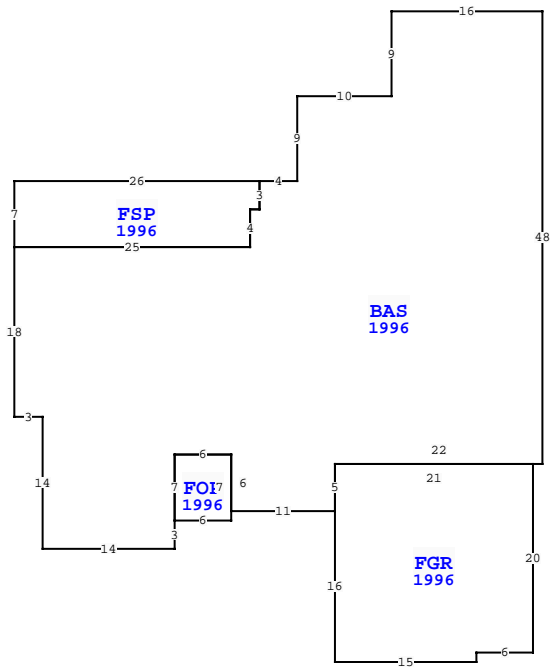


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	20	FACE BRICK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	11	CLAY TILE	70
Interior Floor	13	LVT/LAMNT	30
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	1.	1. 100	
Units		0	100
Occupancy	00	NONE	100
Quality	03	Quality Level	03
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	08
NEIGHBORHOOD/LOC	8010.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,040	100	1996
FGR	435	55	1996
FOP	42	30	1996
FSP	178	40	1996
TOTALS	2,695		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	2,363	118.2860	156.14	368,959	1996	2016	0	0	6.00	94.00
1 SNGL FAM - 50% - 2024										Heated Area: 2040	HX Base Yr 2020



NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE			346,821
TOTAL MARKET OB/XF VALUE			7,774
TOTAL LAND VALUE - MARKET			55,000
TOTAL MARKET VALUE			409,595
SOH/AGL Deduction			2,064
ASSESSED VALUE			407,531
TOTAL EXEMPTION VALUE	HA HAB	50,722	
BASE TAXABLE VALUE			356,809
TOTAL JUST VALUE			409,595
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			394,039

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B9502480	NEW CONSTR	80,644	12/01/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2295/1356	7/19/2019	WD	Q	I	01	263,000
GRANTOR: KIGHT JERALD & APRIL						
GRANTEE: MAHONEY JENNY & JOS						
1581/0253	8/13/2008	QC	Q	I	01	100
GRANTOR: KIGHT JERALD D & APRI						
GRANTEE: KIGHT JERALD & APRI						

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	0500	FP-PRE FAB	0	50	0	1.00	UT	3,500.00	3,500.00	100	1996	1996	3	77	2,695	
2	0812	CONCRETE C	0	50	0	1,814.00	SF	4.00	4.00	100	1996	1996	3	70	5,079	

BUILDING NOTES			
BLD DATE 07/21/2008 JW LGL DATE 04/04/2024 MLU			
XF DATE 07/21/2008 JW LAND DATE			
INC DATE AG DATE			

BUILDING DIMENSIONS			
BAS=[YR=1996;ORIG=0,0] W16 S9 W10 S9 W4 S3 W1 S4 W25 S18 E3 S14 E14 N3 N7 E6 S6 E11 N5 E22 N48 \$			
FGR=[YR=1996;ORIG=-22,53] S16 E15 N1 E6 N20 W21 S5 \$			
FSP=[YR=1996;ORIG=-30,18] W26 S7 E25 N4 E1 N3 \$			
FOP=[YR=1996;ORIG=-39,54] E6 N7 W6 S7 \$			

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	50	0006	RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							