

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
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 90
Interior Floor	08	SHT VINYL 10
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

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0900	01	3,048	111.0440	146.58	446,776	1993	1998	0	0	19.50	80.50

1 SNGL FAM - 100% - 1996 Heated Area: 2494 HX Base Yr 1996

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VALUATION SUMMARY				
VALUATION BY		STANDARD		
Tax Group: 6		Tax Dist:		
BUILDING MARKET VALUE		359,655		
TOTAL MARKET OB/XF VALUE		33,103		
TOTAL LAND VALUE - MARKET		55,000		
TOTAL MARKET VALUE		447,758		
SOH/AGL Deduction		234,226		
ASSESSED VALUE		213,532		
TOTAL EXEMPTION VALUE		50,722		
BASE TAXABLE VALUE		162,810		
TOTAL JUST VALUE		447,758		
NCON VALUE		0		
INCOME VALUE		0		
PREVIOUS YEAR MKT VALUE		433,364		

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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAL	84	15	1996	13	1,534
BAS	2,202	100	1993	2,202	259,829
FHS	972	30	1995	292	34,455
FOP	21	30	1993	6	708
FSP	195	40	1997	78	9,204
PTO	400	5	1993	20	2,360
UGR	972	45	1995	437	51,564
TOTALS	4,846			3,048	359,655

PERMIT NUM	DESCRIPTION	AMT	ISSUED
R1213202	REPAIR/RRF	9,500	11/01/2012
B973807	ADDITION	2,327	03/01/1997
B951911	GARAGE	2,000	06/01/1995
B941283	ADDITION	185,640	10/01/1994
93204	NEW CONSTR	6,800	11/11/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1024/1606	12/14/2001	QC	Q	I	01	100

GRANTOR: FAIRBANKS RUKTH P
GRANTEE: ADKINS BOB M JR
0689/0082 9/27/1993 WD Q I 104,100
GRANTOR: AL JORDAN ENTERPRISE
GRANTEE: ADKINS & FAIRBANKS

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	0	UT	2,000.00	2,000.00	100	1993	1993	3	72	1,440	
2	0810	CONCRETE A	0	100	10	16	SF	6.50	6.50	100	1993	1993	3	64	666	
3	0812	CONCRETE C	0	100	0	0	SF	4.00	4.00	100	1995	1995	3	68	9,444	
4	0525	GAZEBO	0	100	13	13	UT	5,000.00	5,000.00	100	2002	2002	3	29	1,450	
5	0940	SHEDS/PORT	0	100	17	17	SF	30.00	30.00	100	1999	1999	3	20	1,734	
6	0861	POOL GUNIT	0	100	0	0	SF	85.00	85.00	100	2002	2002	3	27	13,770	
7	0845	KOOL DECK	0	100	0	0	SF	7.25	7.25	100	2002	2002	3	80	4,599	

LAND DESCRIPTION																								
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	0006	RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							

BUILDING NOTES				
<p>BAS=[YR=1993] W24 PTO=[YR=1993] W20 S20 E20 N20 \$ S20 W36 S18 FSP=[YR=1997] W15 S13 E15 N13 \$ S13 E14 FOP=[YR=1993] E7 N3 W7 S3 \$ N3 E9 UGR=[YR=1995] S36 E27 N36 W27 \$ E37 N48\$ PTR= E15 FHS=[YR=1995] E27 S36 W7 BAL=[YR=1996] S6 W14 N6 E14 \$ W20 N36 \$ W15\$.</p>				

TOTAL OB/XF												33,103											