

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 50	
Exterior Wall	17	CB STUCCO 50	
Roof Structure	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floor	14	CARPET 70	
Interior Floor	08	SHT VINYL 30	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		6 100	
Bathrooms		4.5 100	
Frame	02	WOOD FRAME 100	
Stories	2.	2. 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	1,712	100	2004
FEP	204	80	2011
FGR	616	55	2004
FOP	48	30	2004
FUS	2,192	100	2004
PTO	144	5	2004
PTO	388	5	2011
TOTALS	5,304		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SNGL FAM	- 100%	- 2005								
Heated Area: 3904						HX Base Yr 2005					

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VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 6	Tax Dist:		
BUILDING MARKET VALUE			497,997
TOTAL MARKET OB/XF VALUE			5,661
TOTAL LAND VALUE - MARKET			55,000
TOTAL MARKET VALUE			558,658
SOH/AGL Deduction			368,684
ASSESSED VALUE			189,974
TOTAL EXEMPTION VALUE	HX HB		50,722
BASE TAXABLE VALUE			139,252
TOTAL JUST VALUE			558,658
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			534,938

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B12613	NEW CONSTR	279,396	04/01/2004
R6019	REPAIR/RRF	8,000	04/01/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1271/1843	11/08/2004	WD	Q	I		217,100
GRANTOR: MARONDA HOMES INC						
GRANTEE: NGUYEN STEVE & TAM						
1176/0863	9/30/2003	WD	U	V	19	261,000
GRANTOR: BKS INC						
GRANTEE: MARONDA HOMES INC						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0812	CONCRETE C	0	100	0	1,705.00	SF	4.00	4.00	100	2004

TOTAL OB/XF												5,661			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T				
1	000100	C	RES	100	0006	RSF-1	0.00	0.00	1.00	LT	1.00				

BUILDING NOTES											
BUILDING DIMENSIONS											
FUS=[YR=2004;ORIG=0,-15] N44 E54 S44 W28 N18 W4 S4 W8 S14 W14 \$											
BAS=[YR=2004;ORIG=-45,19] W9 S44 E14 N4 E12 N18 E28 N22 W45 \$											
FGR=[YR=2004;ORIG=-28,63] E28 N22 W28 S22 \$											
PTO=[YR=2011;ORIG=0,0] W28 S7 E12 S12 E16 N19 \$											
FEP=[YR=2011;ORIG=-28,7] W17 S12 E17 N12 \$											
PTO=[YR=2004;ORIG=-28,7] S12 E12 N12 W12 \$											
FOP=[YR=2004;ORIG=-40,63] E12 N4 W12 S4 \$											
PTR=[ORIG=0,0] N15 S15 \$											

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	% 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							