

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	HARDIE BRD	100
Roof Structur	08	IRREGULAR	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	13	LVT/LAMMT	60
Interior Floo	14	CARPET	40
Air Condition	03	CENTRAL	100
Heating Type	04	AIR DUCTED	100
Bedrooms		4	100
Bathrooms		3	100
Frame	02	WOOD FRAME	100
Stories	1.5	1.5	100
Units		0	100
Occupancy	00	NONE	100
Quality	05	Quality Level	05
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4031.100		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,838	100	2018
FGR	620	55	2018
FOP	56	30	2018
FOP	156	30	2018
FUS	564	100	2018
PTO	182	5	2018
STR	52	10	2018
TOTALS	3,468		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,821	119.5392	119.54	337,222	2018	2018	0	0	2.50	97.50

1 SINGLE FAM - 100% - 2019 Heated Area: 2402 HX Base Yr 2019

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VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			328,791
TOTAL MARKET OB/XF VALUE			16,550
TOTAL LAND VALUE - MARKET			75,000
TOTAL MARKET VALUE			420,341
SOH/AGL Deduction			139,232
ASSESSED VALUE			281,109
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE			230,387
TOTAL JUST VALUE			420,341
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			405,678

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C1709676	CO ISSUED	0	07/26/2018
B1709676	NEW CONSTR	316,530	11/01/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2507/0043	10/15/2021	WD	U	I	11	100

GRANTOR: HARTMANN SVEN & HOLLY  
GRANTEE: HARTMANN SVEN & HOL  
2215/0760 7/27/2018 WD Q I 01 291,800  
GRANTOR: ADVANTAGE HOME BUILDE  
GRANTEE: HARTMANN SVEN & HOL

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	0855	CONC PAVER	0	100	19	3			10.00	100	2018	2018	3	97	553				
2	0855	CONC PAVER	0	100	0	0			1,137.00	SF	10.00	10.00	100	2018	2018	3	97	11,029	
3	0476	VF 6 SBPL	0	100	0	0			75.00	LF	32.00	32.00	100	2018	2018	3	92	2,208	
4	0470	VNYL GATE	0	100	0	0			1.00	UT	300.00	300.00	100	2018	2018	3	92	276	
5	0911	SCRN RM A	0	100	13	14			182.00	SF	17.50	17.50	100	2018	2018	3	78	2,484	

TOTAL OB/XF										16,550														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH 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		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	75,000.00	75,000.00	75,000							

BUILDING NOTES									
BLD DATE 04/05/2023 NW LGL DATE 04/09/2024 MLU XF DATE INC DATE									

BUILDING DIMENSIONS									
BAS=[YR=2018] W14 FOP=[YR=2018] W12 PTO=[YR=2018] W14 S13 E14 N13\$ S13 E12 N13\$ S13 W26 S32 FGR=[YR=2018] W10 S22 E10 S2 E20 N10 FOP=[YR=2018] E8 N7 W8 S7\$ N10 W20 N4\$ S4 E20 S3 E8 S13 E12 N65\$ PTR= E20 FUS=[YR=2018] E16 S26 STR=[YR=2018] E4 S10 W7 N4 E3 N6\$ S6 W3 S4 W13 N36\$ W20\$.									