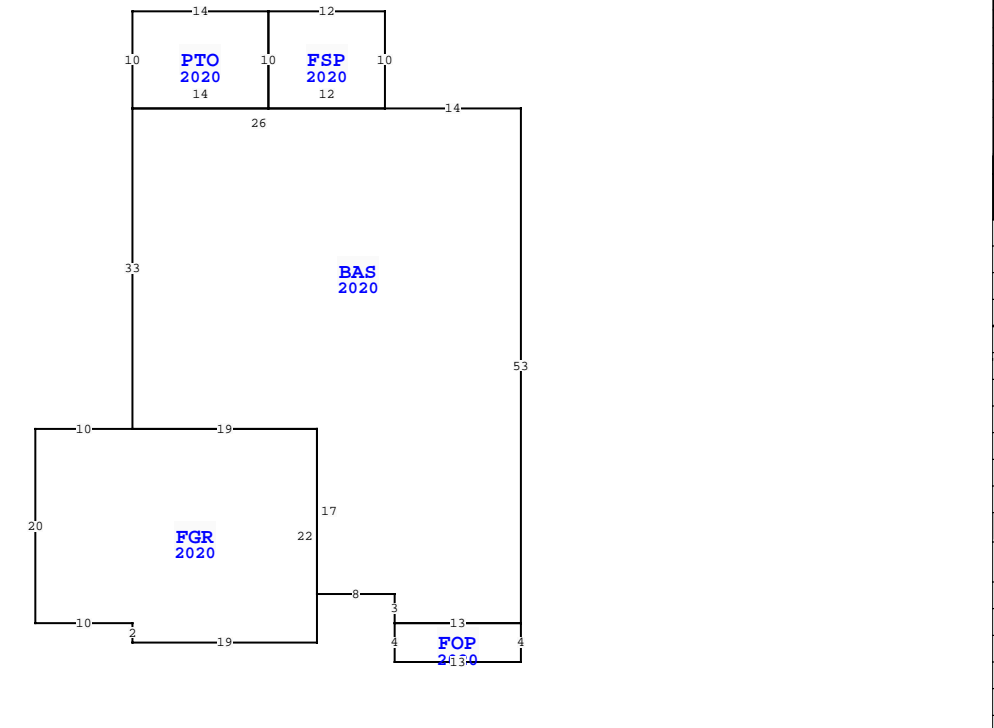




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LVT/LAMMT 80
Interior Floor	11	CLAY TILE 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
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			
0100	01	2,127	122.0296	122.03	259,558	2020	2020	0	0	0	1.50	98.50		

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE			255,665
TOTAL MARKET OB/XF VALUE			4,357
TOTAL LAND VALUE - MARKET			75,000
TOTAL MARKET VALUE			335,022
SOH/AGL Deduction			0
ASSESSED VALUE			335,022
TOTAL EXEMPTION VALUE			50,722
BASE TAXABLE VALUE			284,300
TOTAL JUST VALUE			335,022
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			323,518



EXTRA FEATURES					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,716	100	2020	1,716	206,262
FGR	618	55	2020	340	40,868
FOP	52	30	2020	16	1,923
FSP	120	40	2020	48	5,769
PTO	140	5	2020	7	841
TOTALS	2,646			2,127	255,665

BLD DATE	04/05/2023	NW	LGL DATE	
XF DATE			LAND DATE	04/09/2024
INC DATE			AG DATE	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
C2003659	NEW CONSTR	244,340	09/23/2020
B2003659	NEW CONSTR	244,340	04/15/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2721/1522	6/17/2024	WD	Q	I	01	419,500

GRANTOR: LINEBERGER BETTY						
GRANTEE: HAJNOS NANCY L						
2637/387	4/27/2023	LE	U	I	11	100
GRANTOR: BETTY LINEBERGER						
GRANTEE: FLORENCE CHERYL LIN						

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2020] W14 FSP=[YR=2020] N10 W12 PTO=[YR=2020] W14 S10 E14 N10\$ S10 E12\$ W26 S33 FGR=[YR=2020] W10 S20 E10 S2 E19 N22 W19\$ E19 S17 E8 S3 FOP=[YR=2020] S4 E13 N4 W13\$ E13 N53\$.

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	0810	CONCRETE A	0	100	24	3			6.50	100	2020	2020	3	98	459	
2	0811	CONCRETE B	0	100	0	0			5.20	100	2020	2020	3	98	3,898	

LAND DESCRIPTION	TOTAL OB/XF
	4,357

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	000134	C	RES POND	100		RSF-2	0.00	0.00	1.00	LT		1.00	1.00	1.00	75,000.00	75,000.00	75,000							