

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY									
CONSTRUCTION										VALUATION SUMMARY										PAGE 1 of 1									
ELEMENT	CD		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	STANDARD													
Exterior Wall	30	VINYL 100	0800	02	1,536	117.2000	99.62	153,016	1999	1999	0	0	0	58.00	42.00	VALUATION BY													
Roof Structure	03	GABLE/HIP 100	1 M/H 94+ - 100% - 2000										Heated Area: 1536					HX Base Yr 2000					Tax Dist:						
Roof Cover	03	COMP SHNGL 100	324832 BAS1999															BUILDING MARKET VALUE					64,267						
Interior Wall	05	DRYWALL 100																TOTAL MARKET OB/XF VALUE					128						
Interior Floor	14	CARPET 80																TOTAL LAND VALUE - MARKET					22,000						
Interior Floor	08	SHT VINYL 20																TOTAL MARKET VALUE					86,395						
Air Condition	03	CENTRAL 100																SOH/AGL Deduction					36,109						
Heating Type	04	AIR DUCTED 100																ASSESSED VALUE					50,286						
Bedrooms		3 100																TOTAL EXEMPTION VALUE					HX HB 25,286						
Bathrooms		2 100																BASE TAXABLE VALUE					25,000						
Frame	02	WOOD FRAME 100																TOTAL JUST VALUE					86,395						
Stories	1.	1. 100																NCON VALUE					0						
Units		0 100																INCOME VALUE											
			PREVIOUS YEAR MKT VALUE					79,534																					