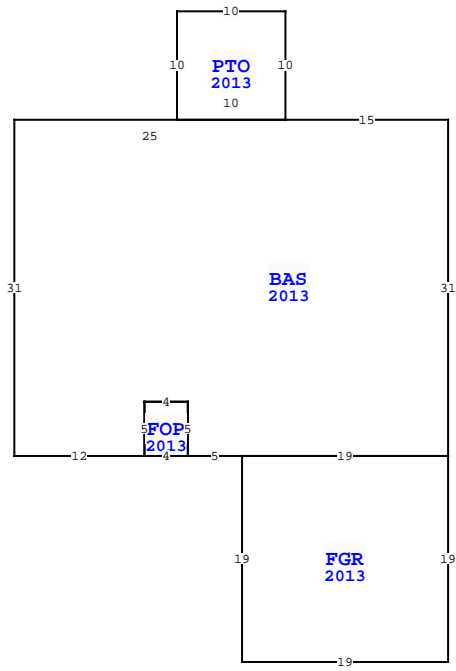


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	05	AVERAGE 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	14	CARPET 70	
Interior Floo	08	SHT VINYL 30	
Air Condition	03	CENTRAL 100	
Heating Type	04	AIR DUCTED 100	
Bedrooms		3 100	
Bathrooms		2 100	
Frame	02	WOOD FRAME 100	
Stories	1.	1. 100	
Units		0 100	
Occupancy	00	NONE 100	
Quality	02	Quality Level 02	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4036.00		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,220	100	2013
FGR	361	55	2013
FOP	20	30	2013
PTO	100	5	2013
TOTALS	1,701		

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%	- 2014	142.15	203,274	2013	2013	0	0	5.00	95.00
Heated Area: 1220						HX Base Yr 2014					



NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 4	Tax Dist:		
BUILDING MARKET VALUE			193,110
TOTAL MARKET OB/XF VALUE			7,738
TOTAL LAND VALUE - MARKET			65,000
TOTAL MARKET VALUE			265,848
SOH/AGL Deduction			137,608
ASSESSED VALUE			128,240
TOTAL EXEMPTION VALUE	HX HB	50,722	
BASE TAXABLE VALUE			77,518
TOTAL JUST VALUE			265,848
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			256,665

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1326861	CO ISSUED	1	04/24/2013
B1326861	SFR	147,269	02/01/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2110/1822	3/30/2017	QC	U	I	11	100
GRANTOR: VAN ALSTYNE JODI A F /						
GRANTEE: VAN ALSTYNE JODI A						
1859/1355	5/30/2013	WD	Q	I	02	127,500
GRANTOR: YOUNG AMERICAN HOMES						
GRANTEE: KINNEY JODI A						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0810	CONCRETE A	0	100	0	1,190.00	SF	6.50	6.50	100	2013
2	0810	CONCRETE A	0	100	0	90.00	SF	6.50	6.50	100	2013

TOTAL OB/XF												7,738			
BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE										
03/03/2023			NW												

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=2013] W15 PTO=[YR=2013] N10 W10 S10 E10\$ W25 S31 E12 FOP=[YR=2013] E4 N5 W4 S5\$N5 E4 S5 E5 FGR=[YR=2013] S19 E19 N19 W19\$ E19 N31\$.											

LAND DESCRIPTION												TOTAL OB/XF												
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		PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							