



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 90
Exterior Wall	10	ABOVE AVG 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 70
Interior Floor	11	CLAY TILE 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
BUD8 Adjustme	02	DIST FB 100
Occupancy	00	NONE 100
Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1007.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,772	100
FGR	520	55
FOP	20	30
FSP	380	40
TOTALS	2,692	

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0900	01	2,216	135.2890	188.05	416,719	1976	1985	0	0	28.70	71.30	
1 SNGL FAM 100% - 2000 Heated Area: 1772 HX Base Yr 2000												
TOTALS	2,692		2,216	297,121								

NASSAU COUNTY PROPERTY				PAGE 1 of 1		2	
VALUATION SUMMARY							
VALUATION BY				STANDARD			
Tax Group: 2				Tax Dist:			
BUILDING MARKET VALUE				297,121			
TOTAL MARKET OB/XF VALUE				4,904			
TOTAL LAND VALUE - MARKET				300,000			
TOTAL MARKET VALUE				602,025			
SOH/AGL Deduction				363,816			
ASSESSED VALUE				238,209			
TOTAL EXEMPTION VALUE				HX HB		51,411	
BASE TAXABLE VALUE				186,798			
TOTAL JUST VALUE				602,025			
NCON VALUE				0			
INCOME VALUE							
PREVIOUS YEAR MKT VALUE				592,408			

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
1	0504	FP-ELECTRI	0	100	0	0		1.00	2,000.00	100	1976	1976
4	1242	WD DECK A	0	100	4	3		12.00	10.00	100	2000	2000
5	0510	GARAGE WD-	0	100	24	20		480.00	35.00	100	1999	1999
TOTAL OB/XF 4,904												

LAND DESCRIPTION												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT
1	000100	C	RES	100	0006	R-1	100.00	150.00	1.00	LT		1.00
Total Acres: 0.00 Total Land Value: 300,000 Market: 0 Agricultural: 0 Common: 300,000												