

BLOCK 8A LOT 1
IN OR 2519/777
INTERLACHEN-BY-THE-SEA-REPLAT

TROMBLEY HEATHER TRUSTEE OF/HEATHER TROMBLEY REV T
1881 HORSESHOE TR
CHESTER SPRINGS, PA 19425

2026

00-00-31-1401-008A-0010



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	HARDIE BRD 100
Roof Structur	08	IRREGULAR 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		3 100
Frame	07	SPECIAL 100
Stories	3.	3. 100
Units		0 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	1050.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	80	100	1993	80	13,888
FOP	24	30	1993	7	1,215
FUS	943	100	1993	943	163,708
FUS	1,023	100	1993	1,023	177,597
UGR	399	45	1993	180	31,249
UGR	427	45	1993	192	33,332
UOP	32	20	1993	6	1,042
UOP	96	20	1993	19	3,299
UST	72	45	1993	32	5,556
UST	88	45	1993	40	6,944
TOTALS	3,184			2,522	437,829

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
2	0500	FP-PRE FAB	0	0	0	0	1.00	UT	1,750.00
3	0416	DUNEWALKS	0	0	78	4	312.00	SF	15.00
5	1241	WD DECK G	0	0	0	0	18.00	UT	11.50
6	1241	WD DECK G	0	0	0	0	615.00	UT	23.00
7	1241	WD DECK G	0	0	0	0	389.00	UT	17.25

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000120	C	RES OCEAN	0		R-1	90.00	235.00	90.00

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0500	01	2,522	117.8352	195.61	493,328	1992	2002	0	0	11.25	88.75
1 SFR CUST 0% - 0 Heated Area: 2046 HX Base Yr											
BLD DATE: 04/28/2026 MLU											

TOTAL OB/XF											
6,338											

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 1	
VALUATION BY		STANDARD	
Tax Group: 2		Tax Dist:	
BUILDING MARKET VALUE		437,829	
TOTAL MARKET OB/XF VALUE		6,338	
TOTAL LAND VALUE - MARKET		2,362,500	
TOTAL MARKET VALUE		2,806,667	
SOH/AGL Deduction		669,364	
ASSESSED VALUE		2,137,303	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		2,137,303	
TOTAL JUST VALUE		2,806,667	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		2,561,231	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2025-1364	NEW SIDING	57,000	08/27/2025
7223	REMODEL	6,700	07/27/1992
6950	NEW CONSTR	107,195	03/13/1992

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
2519/0777	11/19/2021	WD	Q	I	01
GRANTOR: LAWRENCE WALTER & ALL					
GRANTEE: TROMBLEY HEATHER TR					
1342/0406	8/16/2005	WD	U	I	07
GRANTOR: LAWRENCE ANNIE P					
GRANTEE: LAWRENCE ANNIE P &					

BUILDING NOTES									
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BUILDING DIMENSIONS									
UGR=[YR=1993] W11 S2 W5 N7 W2 UST=[YR=1993] N1 W8									
UGR=[YR=1993] W1 N2 W12 S33 E13 UST=[YR=1993] S2 E8 N9 W8 S7									
\$ N31 \$ S11 FOP=[YR=1993] S3 BAS=[YR=1993] S10 E8 N10 W8 \$ E8									
N3 W8 \$ E8 N10 \$ S30 E15 N17 E3 N8 \$ PTR= E17 FUS=[YR=1993]									
E12 S2 E21 N3 E9 S8 W6 S10 E2 S6 W2 S4 W15 S2 UOP=[YR=1993]									
S4 W8 N4 E8 \$ W8 N2 W13 N10 W2 N7 E2 N10 \$ W17 \$ PTR= E80									
UOP=[YR=1993] E12 S8 FUS=[YR=1993] S2 E21 N3 E9 S8 W6 S10 E2									
S6 W2 S4 W15 N8 W8 S8 W13 N10 W2 N7 E2 N10 E12 \$ W12 N8 \$ W80									
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