

BUILDING CHARACTERISTICS

ELEMENTCD05AVERAGE 90
20FACE BRICK 10
03GABLE/HIP 100
03COMP SHNGL 100
05DRYWALL 100
14CARPET 70
08SHT VINYL 30
03CENTRAL 100
04AIR DUCTED 100
3 100
1 100

02WOOD FRAME 100
1. 1. 100
0 100
02DIST FB 100
00NONE 100

03Quality Level 03
0100SINGLE FAMILY
MAP NUMMKT AREA01
NEIGHBORHOOD/LOC1007.00
AREATYPETOTAL GROSS AREAPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE
BAS1,02510019931,02596,409
PTO100519935471

MARKET ADJUSTMENTS

TYPEDLMDLEFF. AREA
0100011,030
TOT ADJ PTS
114.8040
EFF. BASE RATE
120.54
REPL. COST NEW
124,156
AYB
1972
EYB
1972
ECON
0
FNCT
0
NORM
021.97
% COND
78.03
Heated Area: 1025HX Base Yr

NASSAU COUNTY PROPERTY

VALUATION BYSTANDARD
Tax Group: 2Tax Dist:
BUILDING MARKET VALUE96,879
TOTAL MARKET OB/XF VALUE1,438
TOTAL LAND VALUE - MARKET200,000
TOTAL MARKET VALUE298,317
SOH/AGL Deduction67,986
ASSESSED VALUE230,331
TOTAL EXEMPTION VALUE0
BASE TAXABLE VALUE230,331
TOTAL JUST VALUE298,317
NCON VALUE0
INCOME VALUE
PREVIOUS YEAR MKT VALUE274,743

SALES DATA

OFF RECORD NumberDATETYPEINSTQUANTITYVOLUMERSNCD SALE PRICE
0492/10297/01/1986WDQI40,000
GRANTOR:
GRANTEE:
0288/00463/01/1979WDUI30,500
GRANTOR:
GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

LAND DESCRIPTION

L NUSE CODECLS
1000100C
RES
CAPR DR LOC ZONEFRONTDEPTHTOT LND UTSPCT OF BASEYEARTOT ADJ AREASUBAREA MARKET VALUE
00006R-186.00100.001.00LT1.001.001.00200,000.00200,000.00200,000

TOTAL OB/XF

1,438

REVIEW DATE01/01/2023BYCDTotal Acres: 0.00Total Land Value: 200,000Market: 0Agricultural: 0Common: 200,000PRINTED 07/09/2026 BY SYS