



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 90
Exterior Wall	20	FACE BRICK 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	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

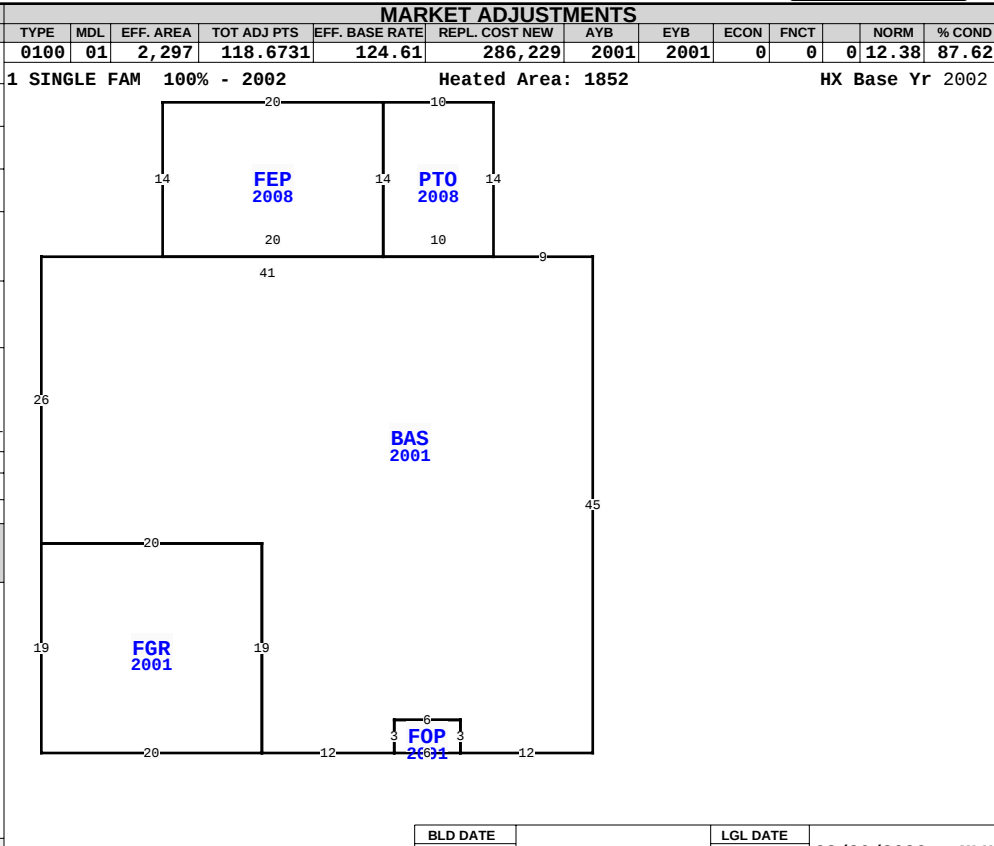
Quality	06	Quality Level 06
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	08
NEIGHBORHOOD/LOC	8016.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,852	100	2001	1,852	202,208
FEP	280	80	2008	224	24,457
FGR	380	55	2001	209	22,819
FOP	18	30	2001	5	546
PTO	140	5	2008	7	764
TOTALS	2,670			2,297	250,794

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	3,500.00
4	1242	WD DECK A	0	100	0	0	585.00	SF	10.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100	0003	PUD	0.00	0.00	1.00



TOTAL OB/XF 7,000														
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
1	000100	C	RES	100	0003	PUD	0.00	0.00	1.00	LT		1.00	1.00	1.00

NASSAU COUNTY PROPERTY		PAGE 1 of 1	6
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		250,794	
TOTAL MARKET OB/XF VALUE		7,000	
TOTAL LAND VALUE - MARKET		42,000	
TOTAL MARKET VALUE		299,794	
SOH/AGL Deduction		145,057	
ASSESSED VALUE		154,737	
TOTAL EXEMPTION VALUE		HX HB	51,411
BASE TAXABLE VALUE		103,326	
TOTAL JUST VALUE		299,794	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		286,381	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
SP260002945	NEW INGROUN GUNI	82,004	03/19/2026
19000741	REPAIR/RRF	26,400	01/23/2019
B1530549	SWIM POOL	9,206	06/30/2015
M13716	2.5 TON AC UNIT	0	03/01/2008
B20855	SUNROOM	49,000	12/01/2007
M014892	H/AC	0	02/01/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
2737/176	8/01/2024	QC	U	I	11	100
GRANTOR: BENZ NEIL & CHERYL A						
GRANTEE: BENZ NEIL & CHERYL						
1002/1513	8/13/2001	WD	Q	I		120,900
GRANTOR: SEDA CONSTRUCTION CO						
GRANTEE: BENZ NEIL A & CHERY						

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2001] W9 PTO=[YR=2008] N14 W10 FEP=[YR=2008] W20 S14 E20 N14\$ S14 E10\$ W41 S26 FGR=[YR=2001] S19 E20 N19 W20 \$ E20 S19 E12 FOP=[YR=2001] E6 N3 W6 S3 \$ N3 E6 S3 E12 N45 \$.									