



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY													
ELEMENT	CD	CONSTRUCTION		TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	VALUATION SUMMARY																
Exterior Wall	10	ABOVE AVG 100		0500	11	4,529	124.8720	207.29	938,816	2022	2022	0	0	0	1.00	99.00	VALUATION BY STANDARD																
Roof Structure	04	WOOD TRUSS 100		1 SFR CUST 100% - 2023										Heated Area: 3797										HX Base Yr 2023									
Roof Cover	03	COMP SHNGL 100																						Tax Group: 5									
Interior Wall	05	DRYWALL 100																						Tax Dist:									
Interior Floor	12	HARDWOOD 80																						BUILDING MARKET VALUE									
Interior Floor	14	CARPET 20																						TOTAL MARKET OB/XF VALUE									
Air Condition	03	CENTRAL 100																						TOTAL LAND VALUE - MARKET									
Heating Type	04	AIR DUCTED 100																						TOTAL MARKET VALUE									
Bedrooms	3	100																						SOH/AGL Deduction									
Bathrooms	3	100																						ASSESSED VALUE									
Frame	02	WOOD FRAME 100																						TOTAL EXEMPTION VALUE									
Stories	2.	2. 100																						HX HB									
Units	0	0 100																						BASE TAXABLE VALUE									
																								TOTAL JUST VALUE									
																								NCON VALUE									
																								INCOME VALUE									
																								PREVIOUS YEAR MKT VALUE									