



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	30	VINYL 100	0800	02	2,189	146.4000	131.76	288,423	1996	2004	0	0	0	50.00	50.00	STANDARD									
Roof Structure	03	GABLE/HIP 100	1 M/H 94+ 100% - 2022										Heated Area: 1715					HX Base Yr 2022							
Roof Cover	12	MODULAR MT 100	UCP 2021 USP 2021 UEP 2021 BAS 1996																						
Interior Wall	05	DRYWALL 100																							
Interior Floor	13	LVT/LAMNT 100																							
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	06	DIST 1D 100																							

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