



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
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	03	DIST HI 100
Quality	03	Quality Level 03
DOR CODE	0200 MOBILE HOME	
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	6001.00	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,056	100
	2002	
	1,056	
	51,238	
TOTALS	1,056	1,056 51,238

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0800	02	1,056	117.2000	105.48	111,387	2002	2002	0	0	54.00	46.00
1 M/H 94+ 100% - 2003				Heated Area: 1056				HX Base Yr 2003			
24 44 24 BAS 2002											

BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/11/2026 MLU

NASSAU COUNTY PROPERTY					PAGE 1 of 1		3
VALUATION SUMMARY							
VALUATION BY				STANDARD			
Tax Group: 3				Tax Dist:			
BUILDING MARKET VALUE				51,238			
TOTAL MARKET OB/XF VALUE				2,326			
TOTAL LAND VALUE - MARKET				43,125			
TOTAL MARKET VALUE				96,689			
SOH/AGL Deduction				41,287			
ASSESSED VALUE				55,402			
TOTAL EXEMPTION VALUE				HX HB		30,402	
BASE TAXABLE VALUE				25,000			
TOTAL JUST VALUE				96,689			
NCON VALUE				0			
INCOME VALUE							
PREVIOUS YEAR MKT VALUE				96,572			