

BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall020FACE BRICK 100
Roof Structur003GABLE/HIP 100
Roof Cover003COMP SHNGL 100
Interior Wall005DRYWALL 100
Interior Floo014CARPET 100
Air Condition003CENTRAL 100
Heating Type004AIR DUCTED 100
Bedrooms003100
Bathrooms0022100
Frame Frame000WOOD FRAME 100
Stories000100
Units Units000100
Occupancy Occupancy000NONE 100

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONFNCTNORM% COND

0900012,11896.1380133.63283,028200320050015.0085.00

1 SNGL FAM 100% - 1995 Heated Area: 1761 HX Base Yr 1995

FGR BAS FOP

TOTALS2,5482,118240,574

NASSAU COUNTY PROPERTY VALUATION SUMMARY

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VALUATION BY STANDARD Tax Group: 4 Tax Dist:

BUILDING MARKET VALUE240,574
TOTAL MARKET OB/XF VALUE10,912
TOTAL LAND VALUE - MARKET117,600
TOTAL MARKET VALUE280,366
SOH/AGL Deduction123,809
ASSESSED VALUE156,557
TOTAL EXEMPTION VALUEHX HB51,411
BASE TAXABLE VALUE105,146
TOTAL JUST VALUE369,086
NCON VALUE0
INCOME VALUE
PREVIOUS YEAR MKT VALUE391,852

Sales Data

OFF RECORD NumberDATETypeINSTQ / I V / IRSN CD SALE PRICE

2839/16061/06/2026SWUII11100

GRANTOR: CONNER JAMES KEITH &
GRANTEE: CONNER JAMES & JANA
0813/100711/14/1997QCUII07100
GRANTOR: CONNER JAMES KEITH &
GRANTEE: CONNER JAMES K & JA

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2020] W12 FGR=[YR=2003] W23 S21 BAS=[YR=2003] S20
FOP=[YR=2003] W4 S6E4 N6 \$ S22 FOP=[YR=2003] S8 E35 N8 W35\$
E35 N14 E3 N13 W3 N15 W35\$ E23 N21\$ S21 E12 N21\$.

LAND DESCRIPTION

LNUSE CODECLSLAND USE DESCRIPTIONCAPRDLOC ZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPHT FACT% COND TOT ADJ UNIT PRICEADJ UNIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1005000CAGRICULTURAL1000006OR0.000.001.00AC1.001.001.0028,000.0028,000.0028,000
2005700ATIMBER 4 N S0OR0.000.003.20AC1.001.001.00275.00275.00880
3009910MMARKET VALUE0OR0.000.003.20AC1.001.001.0028,000.0028,000.0089,600

REVIEW DATE01/01/2023BYCDTotal Acres: 4.20 Total Land Value: 28,880 Market: 89,600 Agricultural: 880 Common: 28,000 PRINTED 07/09/2026 BY SYS