

BUILDING CHARACTERISTICS									
ELEMENT	CD	CONSTRUCTION							
Exterior Wall	19	COMMON BRK 100							
Roof Structur	03	GABLE/HIP 100							
Roof Cover	12	MODULAR MT 100							
Interior Wall	05	DRYWALL 100							
Interior Floo	14	CARPET 100							
Air Condition	03	CENTRAL 100							
Heating Type	04	AIR DUCTED 100							
Bedrooms	03	3 100							
Bathrooms		2 100							
Frame	02	WOOD FRAME 100							
Stories	1.	1. 100							
Units		0 100							
BUD8 Adjustme	06	DIST 1D 100							
Occupancy	00	NONE 100							
Quality		03	Quality Level 03						
DOR CODE		0100	SINGLE FAMILY						
MAP NUM			MKT AREA					08	
NEIGHBORHOOD/LOC		8026.00							
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE				
BAS	1,475	100	1993	1,475	135,624				
FOP	21	30	1993	6	552				
FSP	128	40	1993	51	4,689				
UCP	600	20	1993	120	11,034				
UOP	152	20	1996	30	2,758				
TOTALS		2,376		1,682	154,658				

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,682	126.0000	132.30	222,529	1979	1984	0	0	0	30.50	69.50

1 SINGLE FAM 100% - 0

Heated Area: 1475

HX Base Yr 1980

44

31

25

25

3

3

16

16

6

28

BAS

1993

FSP

1993

FOP

1993

20

30

19

19

8

8

UCP

1993

UOP

1996

NASSAU COUNTY PROPERTY										PAGE 1 of 1	6
VALUATION SUMMARY											
VALUATION BY					STANDARD						
Tax Group: 6					Tax Dist:						
BUILDING MARKET VALUE					154,658						
TOTAL MARKET OB/XF VALUE					6,955						
TOTAL LAND VALUE - MARKET					62,500						
TOTAL MARKET VALUE					224,113						
SOH/AGL Deduction					112,494						
ASSESSED VALUE					111,619						
TOTAL EXEMPTION VALUE					HX HB WX 56,411						
BASE TAXABLE VALUE					55,208						
TOTAL JUST VALUE					224,113						
NCON VALUE					0						
INCOME VALUE											
PREVIOUS YEAR MKT VALUE					221,270						