



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 100
Roof Structur	07	GAMBREL 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	11	CLAY TILE 50
Interior Floo	13	LVT/LAMNT 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms	3	100
Bathrooms	2.5	100
Frame	02	WOOD FRAME 100
Stories	2.	2. 100
Units	0	100
BUD8 Adjustme	06	DIST 1D 100
Occupancy	00	NONE 100

Quality	04	Quality Level 04
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 09
NEIGHBORHOOD/LOC	9001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	910	100	1993	910	96,809
BAS	187	100	2007	187	19,894
FSP	253	40	2007	101	10,745
FUS	840	100	1993	840	89,362
UCP	900	20	2007	180	19,149
UOP	710	20	1993	142	15,106
UST	55	45	1993	25	2,660
TOTALS	3,855			2,385	253,724

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00
4	0940	SHEDS/PORT	0 100	12	8	96.00	SF	21.30	21.30
5	0511	GARAGE CB-	0 100	36	24	864.00	SF	40.00	40.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100	0006	OR	0.00	0.00	1.62

MARKET ADJUSTMENTS									
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT
0100	01	2,385	118.8495	124.79	297,624	1983	1995	0	0
1 SINGLE FAM 100% - 2009 Heated Area: 1937 HX Base Yr 2009									
BLD DATE	12/12/2007					JH	LGL DATE		
XF DATE							LAND DATE	05/12/2026	
INC DATE							AG DATE	MLU	

TOTAL OB/XF									
24,934									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100	0006	OR	0.00	0.00	1.62

NASSAU COUNTY PROPERTY									
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VALUATION BY					VALUATION SUMMARY				
Tax Group: 6					STANDARD				
Tax Dist:									
BUILDING MARKET VALUE					253,724				
TOTAL MARKET OB/XF VALUE					24,934				
TOTAL LAND VALUE - MARKET					58,320				
TOTAL MARKET VALUE					336,978				
SOH/AGL Deduction					135,526				
ASSESSED VALUE					201,452				
TOTAL EXEMPTION VALUE					51,411				
BASE TAXABLE VALUE					150,041				
TOTAL JUST VALUE					336,978				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					349,256				

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1546/0853	1/16/2008	WD	Q	I		240,000			
GRANTOR: RICHARDSON PHILLIP									
GRANTEE: SPARKMAN THOMAS J &									
1341/0920	8/12/2005	WD	Q	I	06	75,000			
GRANTOR: MIXSON JAMES M & PATR									
GRANTEE: RICHARDSON PHILLIP									

BUILDING NOTES									

BUILDING DIMENSIONS									
UCP=[YR=2007] N20W45S20E45\$UST=[YR=1993] W5BAS=[YR=2007] W17 FSP=[YR=2007] W23 S11 UOP=[YR=1993] S36 E45 N10 BAS=[YR=1993] N26 W35 S26 E35\$ W35 N26 W10\$ E23 N11\$ S11E17N11\$S11 E5 N11\$ PTR=E15 FUS=[YR=1993] E35 S24 W35 N24\$ W15\$.									