



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	10	ABOVE AVG 100		0100	01	2,183	118.7466	124.68	272,176	2015	2015	0	0	0	4.50	95.50	VALUATION BY					STANDARD							
Roof Structure	03	GABLE/HIP 100		1 SINGLE FAM 100% - 2016													Heated Area: 1975					HX Base Yr 2016							
Roof Cover	03	COMP SHNGL 100		10 7 7 PTO 2015 25 15 41 59 20 13 17 5 5 20 15 13 5 20 15 41 59 20 13 17 5 5 <																									