

SECTION 52 BLOCK 186 LOT 1422-1426 ADDRESS 1/2 COR HICKSVILLE RD CARD No. _____ ASSESSMENT SUMMARY

PROPERTY DESCRIPTION

8,400 15,750 15,750 564 -4

OB 18

82356-0931

~~1-2-3-13-23-36-93-59-39-D-A-29~~

REMARKS

11-24-84 address with conditions PD+150

LAND	8400
BLDGS.	7192
TOTAL	15600

14,950 20,900 16,780 564 -4

OB 18

86202-1227

1-2-3-13-23-36-93-59-39-D-A-29-55

1-2-3-13-23-36-93-59-39-D-A-29-55

LILLIAN WINSLOW

SEC 52 BLOCK 186 8170-289

LOT 1422-1426

~~72186~~

TRANSITIONAL

CLASS 423.14 REASON CODE 18

REMARKS

LAND	8400
BLDGS.	7351
TOTAL	15750

~~LILLIAN WINSLOW~~

~~SEC 52 BLOCK 186 8170-289~~

~~LOT 1422-1426~~

~~72186~~

~~TRANSITIONAL~~

~~CLASS 423.10 REASON CODE 07~~

REMARKS

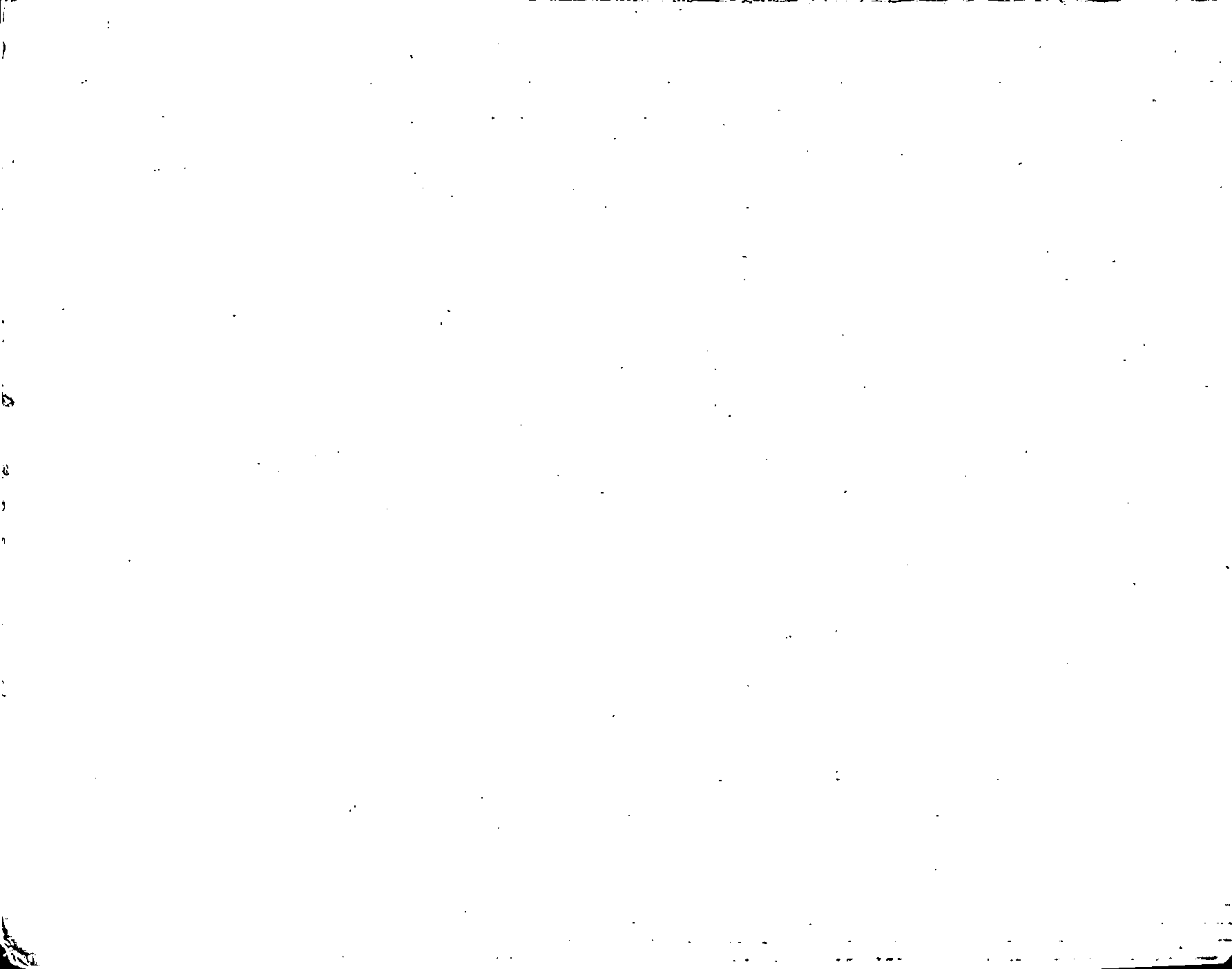
LAND	
BLDGS.	
TOTAL	

LAND RECORD	
NO UTILITIES	LOW
NO SEWER	HIGH
NO WATER	ROUGH
NO GAS	ROCKY
NO ELECTRICITY	SWAMPY
	HILLSIDE
NO STREET	WOODED
DIRT STREET	BRUSH LAND
SEMI IMPROVED ST.	TILLABLE
NO SIDEWALK	

LAND VALUE COMPUTATIONS									
FRONTAGE FIGURED	AVERAGE DEPTH	-UNIT PRICE	-UNIT PERCENT	FRONT FT. PRICE	COR. INFL.	TOTAL	\$ DEPR.	VALUE	

LAND	
BLDGS.	
TOTAL	

TAR & SLAG		SLATE	METAL		LOCATION	GOOD	FAIR	POOR
COMPOSITION					GROSS CUBAGE		COMPUTATIONS	
WOOD JOIST	METAL JOIST		SHEATHING		WALLS (VERTICAL)			1723
WOOD BEAMS	STEEL BEAMS				DOORS & WINDOWS			
WOOD TRUSSES	STEEL TRUSSES				STORE FRONTS			
SKY LIGHTS	VENTILATORS		ROOF DRAINS		FACE BRICK OR WALL TRIM			
PARTITIONS			HABIT			MISC		4000
L. & P. ON WOOD STUDS			EXC 05		1290	ROOF & FLOORS ETC. (HORIZONTAL)	226	3560
COM. WOOD BOARD			FLOOR 50			BASEMENT AREA		
PLST. BD. ON STUDS			R+C 60			STAIRS & FIRE ESCAPES		
PLST. ON TILE OR C. B.			FR 30			INTERIOR FINISH		
PLST. ON BRICK			HVAC 75			OIL BURNER		
STAIRS & FIRE ESCAPES			ELEC 10			PLUMBING		5500
PINE STAIRS			SUP 0.5			TILING		60
HARDWOOD STAIRS			INT 41					
METAL STAIRS								
FIRE ESCAPES								
INTERIOR FINISH								
PINE DOORS & TRIM								
HARDWOOD DOORS & TRIM								
ENAMEL DOORS & TRIM								
FIRE PROOF DOORS								
BUILT IN FEATURES								
HEATING								
STEAM								
VAPOR								
HOT WATER + A/C								
HOT AIR								
PIPELESS FURNACE								
NO HEATING SYSTEM								
OIL BURNER	GAS BOILER		COAL BOKER					
PLUMBING								
2 TOILET ROOMS	BATH ROOMS							
WATER CLOSETS EXTRA	SINKS EXTRA		URINALS					
G. I. PIPING	BRASS PIPING							
TILING								
TOILET ROOM FL. & WAINSCOT	TOILET ROOM FL. 2							
BATH ROOM FL. & WAINSCOT	BATH ROOM FL.							
ELECTRICAL WIRING								
FLEXIBLE CONDUIT	PIPE CONDUIT							
KNOB & TUBE								
					TOTAL			
					RENTAL CAPITALIZATION			
					PERCENTAGE ITEMS		FLAT EXPENSE ITEMS	
					TAXES		COST OF OWNING LAND	
					INSURANCE		VACANCY ALLOWANCE	
							COST OF HEATING	
					MAINTENANCE		COST OF WATER	
							COST OF ELECTRICITY	
					DEPR. ALLOWANCE		COST OF MANAGEMENT	
							COST OF JANITOR	
					CONTINGENCIES			
					TOTAL CAP. RATE		TOTAL FLAT EXPENSES	
					GROSS ANNUAL INCOME			
					LESS FLAT EXPENSES			
					BALANCE FOR PERCENTAGE CAPITALIZATION			
					REFLECTED CAPITALIZED VALUE			
					TOTAL REPLACEMENT VALUE			
					OCCUPANCY DETAIL & INCOME			
					5933			



PROPERTY DESCRIPTION 1426

8,400. 15,100.

18 123 39 13 23 36 59 D 93 A 564

COUNTY OF NASSAU D 1 2767

SEC 52 BLK 186

LOTS 1422-1426 INC

REMARKS

20x118@250

20x124@250

20x130@250

20x136@250

20x142@250

see lease in silver book of 441

wh 5-23-56

LAND	1250
BLDGS.	
TOTAL	
LAND	
BLDGS.	
TOTAL	
LAND	1008
BLDGS.	
TOTAL	

8,400 15,600 15,600 564

OB 81029-0934

18 1-2-3-13-23-36-93-59-39-D-A-29

LV129 81

WINSLOW

SEC 52 BLOCK 186 8170-289

LOT 1422-1426

1957 CONSTA

LOTS 1422-1426. RESOL T.O.B 9-14-71 100%

REZONE FROM RES'D TO BUSINESS F

PERMIT TO CONDUCT A DRIVE-IN RESTAURANT 10/3

RESTAURANT ZONED AS BUSINESS EST 9/1/71

LAND	1010
BLDGS.	
TOTAL	
LAND	910
BLDGS.	
TOTAL	

8,400. 15,100.

18 123 13 23 29 36 39 59 AD 93 564

L E WINSLOW

SEC 52 BLK 186

LOTS 1422-1426 INC

18170-289

378

140582

UNRECORDED DEED

from County to William Winslow

DATED 1945 COURT D-8844 147659

1-2081 PROVISION 500 FF

LAND	1345
BLDGS.	
TOTAL	
LAND	1345
BLDGS.	6692
TOTAL	8050
LAND	5600
BLDGS.	6692
TOTAL	12300

LAND RECORD 5

NO UTILITIES	LOW
NO SEWER	HIGH
NO WATER	ROUGH
NO GAS	ROCKY
NO ELECTRICITY	SWAMPY
NO STREET	HILLSIDE
DIRT STREET	WOODED
SEMI IMPROVED ST.	BRUSH LAND
NO SIDEWALK	TILLABLE.

LAND VALUE COMPUTATIONS

FRONTAGE FIGURED	AVERAGE DEPTH	UNIT PRICE	UNIT PERCENT	FRONT FT. PRICE	DEPR.	VALUE
100	134	90	112	1008		1008
100	134	12	112	1512		1512
100	134	75	112	8400		8400

LAND	8400
BLDGS.	6692
TOTAL	15100
LAND	8400
BLDGS.	7192
TOTAL	15600

OCCUPANCY	CONSTRUCTION	SIZE	GRADE	AGE	REMODL'D	COND.	PHY. DEP.	FUNCT. DEP.	REPL. VALUE	PHYSICAL VALUE	SOUND VALUE
CARVEL-CUSTARD	1 st ST. @ B			1957		G	3		5254	5096	
Wood & Clerk	TOP @ 1 st A			1957		G	5		1680	1596	

FOUNDATION		ATTIC & BSMT. FIN.	
CONCRETE WALLS	<input checked="" type="checkbox"/>	ATTIC FL. & STAIRS	
CEMENT BLK. WALLS	<input checked="" type="checkbox"/>	FIN. ATTIC AREA	
BRICK WALLS	<input checked="" type="checkbox"/>	FIN. BSMT. AREA	
STONE WALLS		RECREATION RM. BSMT.	
PIERS		GARAGE IN BSMT.	
BASEMENT AREA		ROOMS	
EXTERIOR WALLS		BSMT.	1ST
CLAPBOARDS		2ND	3RD
COLONIAL SIDING		INTERIOR FINISH	
SINGLE SIDING			1ST 2ND 3RD
WOOD SHINGLES		PINE	<input checked="" type="checkbox"/>
COMPO. SHINGLES		ENAMELED	<input checked="" type="checkbox"/>
STUCCO ON FRAME		CHESTNUT	
STUCCO ON T&C OR C.B.	<input checked="" type="checkbox"/>	HARDWOOD	
FACE BRICK VENEER			
FACE BR. ON TILE OR C.B.		WALL BOARD	
COM. BRICK VENEER		MATCH BEAD	
COM. BR. ON TILE OR C.B.		UNFIN. INT.	
SOLID COM. BRICK			
STONE VENEER			
SOLID STONE			
ROOF INSULATION	<input checked="" type="checkbox"/>	HEATING	
BLANKET INSULATION		STEAM	
ROOF TYPE		HOT WATER	
HIP		VAPOR	
MANSARD		AIR COND.	
GAMBREL			
ROOFING		MEASURED	1
ASPHALT SHINGLE		LISTED	1/2
WOOD SHINGLE		AREA COMP.	0
ASBESTOS SHINGLE		PRICED	0
SLATE - STD. WT.			
SLATE - HEAVY			
TILE			
METAL			
COMPOSITION	<input checked="" type="checkbox"/>		
FLOORS			
CEMENT			
EARTH			
PINE			
HARDWOOD			
SINGLE FL.			
WEAVE TILE	<input checked="" type="checkbox"/>		

TOTAL

10/1/76 - CARVEL 1st CEMENT STAND HERE DM

1-20-81 FT ADDITION SUB. BT.

HORIZ
EX. 05
FL. 40
RF. 60
EL. 10
HTG. 25
SUP. 05
PART. 41
1.86

FOUND-273-
WALLS-1190
1463

140582

6.654 x 4400 FT.

PLUMBING		TILING	
BATHROOMS		BATH FLOOR & WAINSCOT	
STALL SHOWER BATH ROOM		BATH FLOOR & WALLS	
STALL SHOWER EXTRA		BATH FLOOR ONLY	
TOILET ROOMS	2	TOILET RM. FL. & WAINS.	
WATER CLOSET EXTRA		TOILET RM. FL. & WALLS	
LAVATORY EXTRA		TOILET RM. FL. ONLY	
SINK EXTRA			
SEPTIC TANK OR CESSPOOL		KITCHEN WAINSCOT	
DRILLED WELL			
PRIVATE WATER SYST.			

TOTAL	
COST FACTOR	
REPLACEMENT VALUE	

OUTBUILDINGS	
WALL FOUNDATION	
PIER FOUNDATION	
SINGLE WALL SDG.	
DOUBLE WALL SDG.	
SHINGLE WALLS	
STUCCO ON	
CEMENT BLOCK	
BRICK	
CONC. FLOOR	
EARTH FLOOR	
SHINGLE ROOF	
ROLL ROOFING	
ELECTRIC LIGHTS	
FINISHED INT.	

BUILDING COMPUTATION	
790 S.F.	26.66
S.F.	
S.F.	
S.F.	
S.F.	
S.F.	
S.F.	
S.F.	
S.F.	
S.F.	
BSMT. AREA	
WALLS	
ROOF	
FLOORS	
FLOORS	
ATTIC	
INT. FIN.	
HEATING	
FIREPLACES	
PLUMBING	
TILING	

52 186 1422 E2144814 N170014