

PT NW1/4 & PT GOVT LOTS 1 & 2
 PT OR 2621/888
 CONSERVATION ESMT OR 2189/1095

NASSAU HEALTH SERVICES LLC
 ATTN: REAL ESTATE DEPARTMENT, ONE PARK PLAZA
 NASHVILLE, TN 37203

2023

13-2N-26-0000-0002-0100


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																					
																				VALUATION BY Tax Group: 4 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 228,750 TOTAL MARKET VALUE 228,750 SOH/AGL Deduction 94,550 ASSESSED VALUE 134,200 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 134,200 TOTAL JUST VALUE 228,750 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 122,000																							
																				PERMIT NUM DESCRIPTION AMT ISSUED 																							
																				SALES DATA <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>2621/0888</td> <td>2/14/2023</td> <td>SW</td> <td>U</td> <td>V</td> <td>11</td> <td>100</td> </tr> </tbody> </table> GRANTOR: GALEN HOLDCO LLC GRANTEE: NASSAU HEALTH SERVI 2291/0259 7/18/2019 WD Q V 05 15,800,000 GRANTOR: NASSAU PROPERTY LLC GRANTEE: GALEN HOLDCO LLC										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	2621/0888	2/14/2023	SW	U	V	11	100
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE																																					
2621/0888	2/14/2023	SW	U	V	11	100																																					
TOTALS EXTRA FEATURES EDWARDS RD, YULEE										BLD DATE XF DATE INC DATE					LGL DATE LAND DATE AG DATE					05/18/2023 MLU																							
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES																											
																	BUILDING NOTES 																										
																	BUILDING DIMENSIONS 																										
LAND DESCRIPTION										TOTAL OB/XF																																	
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV																			
1	000000	C	VAC RES	0		RS-2	0.00	0.00	15.25	AC		1.00	1.00	1.00	15,000.00	15,000.00	228,750																										
REVIEW DATE 05/18/2023 BY MLU Total Acres: 15.25 Total Land Value: 228,750 Market: 0 Agricultural: 0 Common: 228,750 PRINTED 08/02/2023 BY SYS																																											