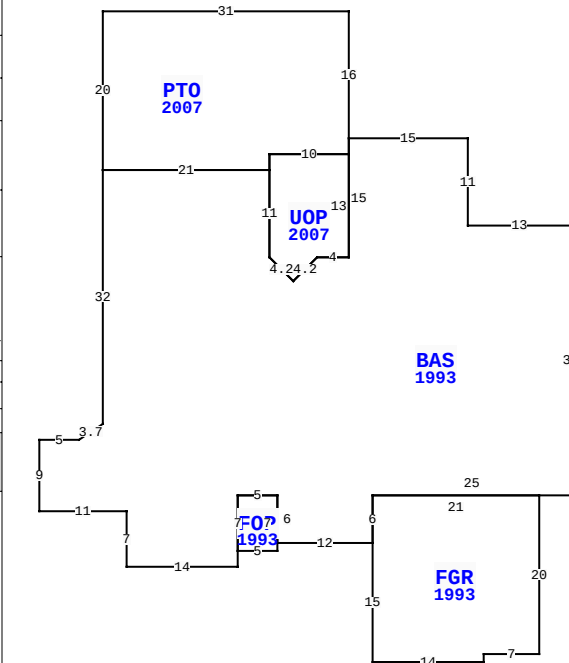


KUMAR GAYATRI P LIVING TRUST/KUMAR VINOD TRUSTEE  
2831 PARK SQUARE PLACE EAST  
FERNANDINA BEACH, FL 32034

00-00-30-021C-0062-0000



| 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                                                                                                                                 | 16               | WD FR STUC 100 |                      |                      | 0900                                                                               | 01       | 2,855     | 115.6670    | 144.58         | 412,776        | 1992    | 1992        | 0      | 0       | 0               | 15.50          | 84.50       | VALUATION BY                |      | STANDARD |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| Roof Structur                                                                                                                                 | 03               | GABLE/HIP 100  |                      |                      | 1 SNGL FAM - 100% - 1993                                                           |          |           |             |                |                |         |             |        |         |                 |                |             | Heated Area: 2548           |      |          |      |     |    |        |          |  |  |  |  |            | HX Base Yr 1993 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| Roof Cover                                                                                                                                    | 03               | COMP SHNGL 100 |                      |                      |  |          |           |             |                |                |         |             |        |         |                 |                |             | Tax Group: 8                |      |          |      |     |    |        |          |  |  |  |  |            | Tax Dist:       |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| Interior Wall                                                                                                                                 | 05               | DRYWALL 100    |                      |                      |                                                                                    |          |           |             |                |                |         |             |        |         |                 |                |             | BUILDING MARKET VALUE       |      |          |      |     |    |        |          |  |  |  |  |            | 348,796         |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| Interior Floo                                                                                                                                 | 14               | CARPET 80      |                      |                      |                                                                                    |          |           |             |                |                |         |             |        |         |                 |                |             | TOTAL MARKET OB/XF VALUE    |      |          |      |     |    |        |          |  |  |  |  |            | 12,254          |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| Interior Floo                                                                                                                                 | 12               | HARDWOOD 20    |                      |                      |                                                                                    |          |           |             |                |                |         |             |        |         |                 |                |             | TOTAL LAND VALUE - MARKET   |      |          |      |     |    |        |          |  |  |  |  |            | 250,000         |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| Air Condition                                                                                                                                 | 03               | CENTRAL 100    |                      |                      |                                                                                    |          |           |             |                |                |         |             |        |         |                 |                |             | TOTAL MARKET VALUE          |      |          |      |     |    |        |          |  |  |  |  |            | 611,050         |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| Heating Type                                                                                                                                  | 04               | AIR DUCTED 100 |                      |                      |                                                                                    |          |           |             |                |                |         |             |        |         |                 |                |             | SOH/AGL Deduction           |      |          |      |     |    |        |          |  |  |  |  |            | 382,524         |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| Bedrooms                                                                                                                                      | 3 100            |                |                      |                      |                                                                                    |          |           |             |                |                |         |             |        |         |                 |                |             | ASSESSED VALUE              |      |          |      |     |    |        |          |  |  |  |  |            | 228,526         |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| Bathrooms                                                                                                                                     | 2 100            |                |                      |                      |                                                                                    |          |           |             |                |                |         |             |        |         |                 |                |             | TOTAL EXEMPTION VALUE       |      |          |      |     |    |        |          |  |  |  |  |            | HX HB 50,000    |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| Frame                                                                                                                                         | 02               | WOOD FRAME 100 |                      |                      |                                                                                    |          |           |             |                |                |         |             |        |         |                 |                |             | BASE TAXABLE VALUE          |      |          |      |     |    |        |          |  |  |  |  |            | 178,526         |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| Stories                                                                                                                                       | 1.               | 1. 100         |                      |                      |                                                                                    |          |           |             |                |                |         |             |        |         |                 |                |             | TOTAL JUST VALUE            |      |          |      |     |    |        |          |  |  |  |  |            | 611,050         |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| Units                                                                                                                                         | 0 100            |                |                      |                      | NCON VALUE                                                                         |          |           |             |                |                |         |             |        |         |                 |                |             | 0                           |      |          |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| Occupancy                                                                                                                                     | 00               | NONE 100       |                      |                      | INCOME VALUE                                                                       |          |           |             |                |                |         |             |        |         |                 |                |             |                             |      |          |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| Quality                                                                                                                                       |                  | 06             | Quality Level 06     |                      |                                                                                    |          |           |             |                |                |         |             |        |         |                 |                |             |                             |      |          |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| DOR CODE                                                                                                                                      |                  | 0100           | SINGLE FAMILY        |                      |                                                                                    |          |           |             |                |                |         |             |        |         |                 |                |             |                             |      |          |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| MAP NUM                                                                                                                                       |                  |                | MKT AREA             |                      |                                                                                    | 02       |           |             |                |                |         |             |        |         |                 |                |             |                             |      |          |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| NEIGHBORHOOD/LOC                                                                                                                              |                  | 2031.00        |                      |                      |                                                                                    |          |           |             |                |                |         |             |        |         |                 |                |             |                             |      |          |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| AREA TYPE                                                                                                                                     | TOTAL GROSS AREA | PCT OF BASE    | TOT ADJ AREA         | SUBAREA MARKET VALUE |                                                                                    |          |           |             |                |                |         |             |        |         |                 |                |             |                             |      |          |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| BAS                                                                                                                                           | 2,548            | 100            | 2,548                | 311,290              |                                                                                    |          |           |             |                |                |         |             |        |         |                 |                |             |                             |      |          |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| FGR                                                                                                                                           | 434              | 55             | 239                  | 29,199               |                                                                                    |          |           |             |                |                |         |             |        |         |                 |                |             |                             |      |          |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| FOP                                                                                                                                           | 35               | 30             | 10                   | 1,222                |                                                                                    |          |           |             |                |                |         |             |        |         |                 |                |             |                             |      |          |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| PT0                                                                                                                                           | 600              | 5              | 30                   | 3,665                |                                                                                    |          |           |             |                |                |         |             |        |         |                 |                |             |                             |      |          |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| UOP                                                                                                                                           | 139              | 20             | 28                   | 3,421                |                                                                                    |          |           |             |                |                |         |             |        |         |                 |                |             |                             |      |          |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| TOTALS                                                                                                                                        |                  | 3,756          |                      | 2,855                | 348,796                                                                            |          |           |             |                |                |         |             |        |         |                 |                |             |                             |      |          |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| EXTRA FEATURES                                                                                                                                |                  |                |                      |                      | 2831 E PARK SQUARE PL, FERNANDINA BEACH                                            |          |           |             |                |                |         |             |        |         |                 |                |             |                             |      | BLD DATE |      |     |    |        | LGL DATE |  |  |  |  | 03/13/2024 |                 |  |  |        | MLU |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
|                                                                                                                                               |                  |                |                      |                      |                                                                                    |          |           |             |                |                |         |             |        |         |                 |                |             |                             |      | XF DATE  |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
|                                                                                                                                               |                  |                |                      |                      |                                                                                    |          |           |             |                |                |         |             |        |         |                 |                |             |                             |      | AG DATE  |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| 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          |             |                             |      |          |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| 1                                                                                                                                             | 0500             | FP-PRE FAB     | 0 100                | 0                    | 0                                                                                  | 1.00     | UT        | 3,500.00    | 3,500.00       | 100            | 1992    | 1992        | 3      | 72      | 2,520           |                |             |                             |      |          |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| 2                                                                                                                                             | 0812             | CONCRETE C     | 0 100                | 0                    | 0                                                                                  | 1,672.00 | SF        | 4.00        | 4.00           | 100            | 1992    | 1992        | 3      | 64      | 4,280           |                |             |                             |      |          |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| 3                                                                                                                                             | 0911             | SCRN RM A      | 0 100                | 31                   | 20                                                                                 | 620.00   | SF        | 17.50       | 17.50          | 100            | 2007    | 2007        | 3      | 31      | 3,364           |                |             |                             |      |          |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| 4                                                                                                                                             | 0810             | CONCRETE A     | 0 100                | 0                    | 0                                                                                  | 267.00   | SF        | 6.50        | 6.50           | 100            | 2007    | 2007        | 3      | 88      | 1,527           |                |             |                             |      |          |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| 5                                                                                                                                             | 0940             | SHEDS/PORT     | 0 100                | 14                   | 10                                                                                 | 140.00   | SF        | 20.10       | 20.10          | 100            | 1993    | 1993        | 3      | 20      | 563             |                |             |                             |      |          |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| LAND DESCRIPTION                                                                                                                              |                  |                |                      |                      |                                                                                    |          |           |             |                |                |         |             |        |         |                 |                | TOTAL OB/XF |                             |      |          |      |     |    |        |          |  |  |  |  |            |                 |  |  | 12,254 |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| L N                                                                                                                                           | USE CODE         | CLS            | LAND USE DESCRIPTION | CAP                  | R D                                                                                | LOC ZONE | FRONT     | DEPTH       | TOT LND UTS    | UNIT TYPE      | D T     | DPTH FACT   | % COND | TOT ADJ | UNIT PRICE      | ADJ UNIT PRICE | LAND VALUE  | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY  | DECL | FRZ | YR | CONSRV |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| 1                                                                                                                                             | 000100           | C              | SFR                  | 100                  |                                                                                    | RSF-2    | 0.00      | 0.00        | 1.00           | LT             |         | 1.00        | 1.00   | 1.00    | 250,000.00      | 250,000.00     | 250,000     |                             |      |          |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |
| REVIEW DATE 08/26/2019 BY DJA Total Acres: 0.00 Total Land Value: 250,000 Market: 0 Agricultural: 0 Common: 250,000 PRINTED 08/06/2024 BY SYS |                  |                |                      |                      |                                                                                    |          |           |             |                |                |         |             |        |         |                 |                |             |                             |      |          |      |     |    |        |          |  |  |  |  |            |                 |  |  |        |     |  |  |  |  |  |  |  |  |  |  |  |  |  |  |  |