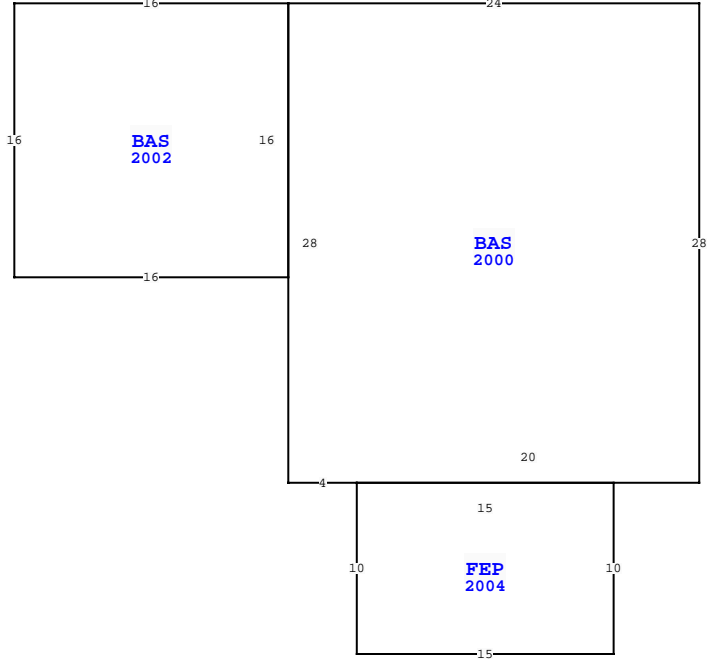




| BUILDING CHARACTERISTICS |                     |             |              |                      |
|--------------------------|---------------------|-------------|--------------|----------------------|
| ELEMENT                  | CD                  |             |              |                      |
| Exterior Wall            | 05 AVERAGE 100      |             |              |                      |
| Roof Structur            | 03 GABLE/HIP 100    |             |              |                      |
| Roof Cover               | 03 COMP SHNGL 100   |             |              |                      |
| Interior Wall            | 05 DRYWALL 100      |             |              |                      |
| Interior Floor           | 08 SHT VINYL 50     |             |              |                      |
| Interior Floor           | 14 CARPET 50        |             |              |                      |
| Air Condition            | 03 CENTRAL 100      |             |              |                      |
| Heating Type             | 04 AIR DUCTED 100   |             |              |                      |
| Bedrooms                 | 1 100               |             |              |                      |
| Bathrooms                | 2 100               |             |              |                      |
| Frame                    | 02 WOOD FRAME 100   |             |              |                      |
| Stories                  | 1. 1. 100           |             |              |                      |
| Units                    | 0 100               |             |              |                      |
| Occupancy                | 00 NONE 100         |             |              |                      |
| Quality                  | 03 Quality Level 03 |             |              |                      |
| DOR CODE                 | 0100 SINGLE FAMILY  |             |              |                      |
| MAP NUM                  | MKT AREA 09         |             |              |                      |
| NEIGHBORHOOD/LOC         | 9001.00             |             |              |                      |
| AREA TYPE                | TOTAL GROSS AREA    | PCT OF BASE | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS                      | 672                 | 100         | 672          | 67,310               |
| BAS                      | 256                 | 100         | 256          | 25,642               |
| FEP                      | 150                 | 80          | 120          | 12,019               |
| TOTALS                   | 1,078               |             | 1,048        | 104,971              |

| MARKET ADJUSTMENTS  |     |           |             |                |                |      |      |      |      |       |        |
|---|-----|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|
| TYPE  | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT | NORM  | % COND |
| 0100  | 01  | 1,048     | 118.8000    | 112.86         | 118,277        | 2000 | 2000 | 0    | 0    | 11.25 | 88.75  |
| 3 SINGLE FAM - 100% - 2010 Heated Area: 928 HX Base Yr 2010 |     |           |             |                |                |      |      |      |      |       |        |



| NASSAU COUNTY PROPERTY    |           | PAGE 1 of 1 | 6       |
|---------------------------|-----------|-------------|---------|
| VALUATION SUMMARY         |           |             |         |
| VALUATION BY              | STANDARD  |             |         |
| Tax Group: 6              | Tax Dist: |             |         |
| BUILDING MARKET VALUE     |           |             | 104,971 |
| TOTAL MARKET OB/XF VALUE  |           |             | 21,668  |
| TOTAL LAND VALUE - MARKET |           |             | 87,000  |
| TOTAL MARKET VALUE        |           |             | 213,639 |
| SOH/AGL Deduction         |           |             | 108,251 |
| ASSESSED VALUE            |           |             | 105,388 |
| TOTAL EXEMPTION VALUE     | HX HB     |             | 50,000  |
| BASE TAXABLE VALUE        |           |             | 55,388  |
| TOTAL JUST VALUE          |           |             | 213,639 |
| NCON VALUE                |           |             | 0       |
| INCOME VALUE              |           |             |         |
| PREVIOUS YEAR MKT VALUE   |           |             | 209,825 |

| PERMIT NUM | DESCRIPTION | AMT    | ISSUED     |
|------------|-------------|--------|------------|
| P036350    | NEW CONSTR  | 0      | 01/14/2003 |
| R024192    | ADDITION    | 3,000  | 06/01/2002 |
| B0108228   | XFOB        | 8,000  | 04/01/2001 |
| B007637    | XFOB        | 5,080  | 10/01/2000 |
| B00        | GARAGE      | 0      | 04/01/2000 |
| B006868    | GARAGE      | 42,075 | 10/01/1999 |

| SALES DATA                     |            |           |       |       |        |            |
|--------------------------------|------------|-----------|-------|-------|--------|------------|
| OFF RECORD Number              | DATE       | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1647/0727                      | 10/01/2009 | WD        | U     | I     | 12     | 99,900     |
| GRANTOR: DEUTSCHE BANK NATIONA |            |           |       |       |        |            |
| GRANTEE: BALLOU GUINN JR & L   |            |           |       |       |        |            |
| 1636/0108                      | 8/24/2009  | CT        | U     | I     | 12     | 100        |
| GRANTOR: CLERK OF COURT        |            |           |       |       |        |            |
| GRANTEE: DEUTSCHE BANK NATL    |            |           |       |       |        |            |

| EXTRA FEATURES |            |             |     |     |    |    |          |    |       |                |           |         |             |   |        |                 |       |
|----------------|------------|-------------|-----|-----|----|----|----------|----|-------|----------------|-----------|---------|-------------|---|--------|-----------------|-------|
| 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              | 0812       | CONCRETE C  | 0   | 100 | 42 | 25 | 1,050.00 | SF | 4.00  | 4.00           | 100       | 2000    | 2000        | 3 | 79     | 3,318           |       |
| 2              | 0845       | KOOL DECK   | 0   | 100 | 0  | 0  | 790.00   | SF | 7.25  | 7.25           | 100       | 2001    | 2001        | 3 | 80     | 4,582           |       |
| 3              | 0910       | SCRN RM L   | 0   | 100 | 43 | 24 | 1,032.00 | SF | 15.00 | 15.00          | 100       | 2001    | 2001        | 3 | 20     | 3,096           |       |
| 4              | 0940       | SHEDS/PORT  | 0   | 100 | 20 | 11 | 220.00   | SF | 21.30 | 21.30          | 100       | 2001    | 2001        | 3 | 20     | 937             |       |
| 5              | 0476       | VF 6 SBPL   | 0   | 100 | 0  | 0  | 25.00    | LF | 32.00 | 32.00          | 100       | 2001    | 2001        | 3 | 55     | 440             |       |
| 6              | 0861       | POOL GUNIT  | 0   | 100 | 0  | 0  | 405.00   | SF | 85.00 | 85.00          | 100       | 2001    | 2001        | 3 | 27     | 9,295           |       |

| TOTAL OB/XF |          |     |                      |     |      |          |       |       |             |           |     | 21,668   |        |         |            |                |            |                             |      |         |      |     |    |        |
|-------------|----------|-----|----------------------|-----|------|----------|-------|-------|-------------|-----------|-----|----------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| L N         | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D  | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPH FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV |
| 1           | 000115   | C   | SFR ACRES            | 100 | 0007 | OR       | 0.00  | 0.00  | 2.90        | AC        |     | 1.00     | 1.00   | 1.00    | 30,000.00  | 30,000.00      | 87,000     |                             |      |         |      |     |    |        |

| BUILDING NOTES   |  |  |  |  |  |  |  |  |  |  |  |
|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[YR=2000] W24 BAS=[YR=2002] W16 S16 E16 N16 \$ S28 E4<br>FEP=[YR=2004] S10 E15 N10 W15\$ E20 N28\$ . |  |  |  |  |  |  |  |  |  |  |  |

| BUILDING DIMENSIONS  |  |  |  |  |  |  |  |  |  |  |  |
|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[YR=2000] W24 BAS=[YR=2002] W16 S16 E16 N16 \$ S28 E4<br>FEP=[YR=2004] S10 E15 N10 W15\$ E20 N28\$ . |  |  |  |  |  |  |  |  |  |  |  |