

**HARDY RICHARD B**  
95722 TYSON RD  
FERNANDINA BEACH, FL 32034

27-2N-28-004L-0224-0000

| BUILDING CHARACTERISTICS |            |    |                |  |  |  |  |  |  | MARKET ADJUSTMENTS |  |  |      |                  |           |             |                |                |      | NASSAU COUNTY PROPERTY |      |      |  |            |        |                   |              |  |  | PAGE 1 of 1 |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|--------------------------|------------|----|----------------|--|--|--|--|--|--|--------------------|--|--|------|------------------|-----------|-------------|----------------|----------------|------|------------------------|------|------|--|------------|--------|-------------------|--------------|--|--|-------------|--|----------|--|---------------------------|--|--|--|--|-----------|--|--|--|--|
| ELEMENT                  |            | CD | CONSTRUCTION   |  |  |  |  |  |  |                    |  |  | TYPE | MDL              | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB                    | ECON | FNCT |  | NORM       | % COND | VALUATION SUMMARY |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
| Floor                    |            |    | 2 100          |  |  |  |  |  |  |                    |  |  |      | 0045300          |           | 1,181       |                |                | 2000 | 2000                   | 100  | 100  |  | 0          |        |                   | VALUATION BY |  |  |             |  | STANDARD |  |                           |  |  |  |  |           |  |  |  |  |
| Recreation               | FITNESS CT |    | FITNESS CT 100 |  |  |  |  |  |  |                    |  |  |      | 1 CONDO - 0% - 0 |           |             |                |                |      |                        |      |      |  | HX Base Yr |        |                   |              |  |  |             |  |          |  | Tax Group: 4              |  |  |  |  | Tax Dist: |  |  |  |  |
| Recreation               | GAMEROOM   |    | GAMEROOM 100   |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  | BUILDING MARKET VALUE     |  |  |  |  | 222,000   |  |  |  |  |
| Recreation               | POOL       |    | POOL 100       |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  | TOTAL MARKET OB/XF VALUE  |  |  |  |  | 0         |  |  |  |  |
| Location                 | CORNER     |    | CORNER 100     |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  | TOTAL LAND VALUE - MARKET |  |  |  |  | 0         |  |  |  |  |
| View Lump Sum            | TYPICAL    |    | TYPICAL 100    |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  | TOTAL MARKET VALUE        |  |  |  |  | 222,000   |  |  |  |  |
| Balcony                  | FSP        |    | FSP 100        |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  | SOH/AGL Deduction         |  |  |  |  | 44,844    |  |  |  |  |
| Parking                  | OPEN       |    | OPEN 100       |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  | ASSESSED VALUE            |  |  |  |  | 177,156   |  |  |  |  |
| Bedrooms                 |            |    | 2 100          |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  | TOTAL EXEMPTION VALUE     |  |  |  |  | 0         |  |  |  |  |
| Bathrooms                |            |    | 2 100          |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  | BASE TAXABLE VALUE        |  |  |  |  | 177,156   |  |  |  |  |
| Oth Rooms                |            |    | 2 100          |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  | TOTAL JUST VALUE          |  |  |  |  | 222,000   |  |  |  |  |
| User Defn                | FIREPLACE  |    | FIREPLACE 100  |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  | NCON VALUE                |  |  |  |  | 0         |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  | INCOME VALUE              |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  | PREVIOUS YEAR MKT VALUE   |  |  |  |  | 206,000   |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
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|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |
|                          |            |    |                |  |  |  |  |  |  |                    |  |  |      |                  |           |             |                |                |      |                        |      |      |  |            |        |                   |              |  |  |             |  |          |  |                           |  |  |  |  |           |  |  |  |  |