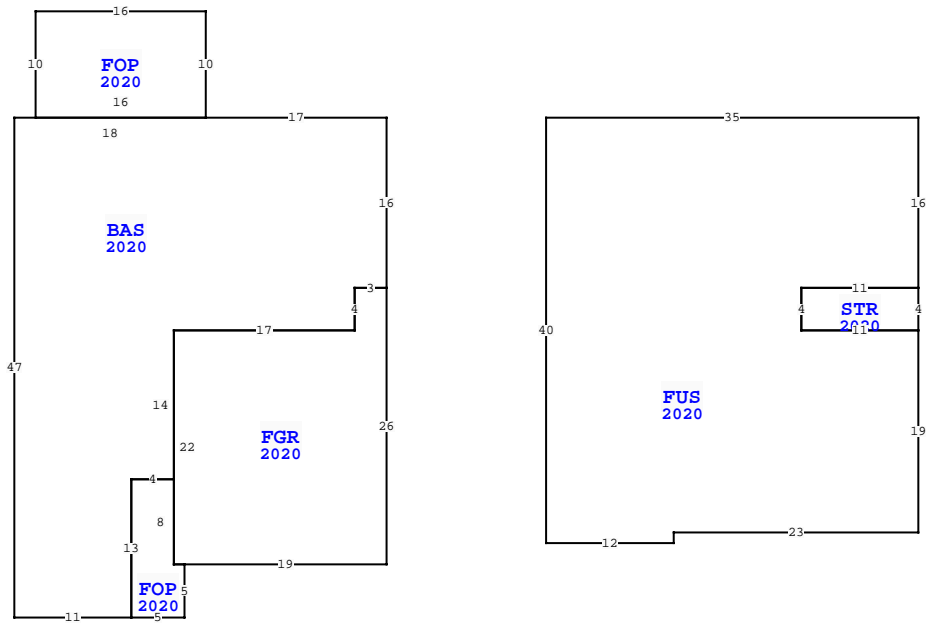




| BUILDING CHARACTERISTICS |                  | CONSTRUCTION     |              |
|--------------------------|------------------|------------------|--------------|
| ELEMENT                  | CD               |                  |              |
| Exterior Wall            | 31               | HARDIE BRD       | 100          |
| Roof Structur            | 03               | GABLE/HIP        | 100          |
| Roof Cover               | 03               | COMP SHNGL       | 100          |
| Interior Wall            | 05               | DRYWALL          | 100          |
| Interior Floo            | 13               | LVT/LAMMT        | 50           |
| Interior Floo            | 14               | CARPET           | 50           |
| Air Condition            | 03               | CENTRAL          | 100          |
| Heating Type             | 04               | AIR DUCTED       | 100          |
| Bedrooms                 | 4                | 100              |              |
| Bathrooms                | 2.5              | 100              |              |
| Frame                    | 02               | WOOD FRAME       | 100          |
| Stories                  | 2.               | 2. 100           |              |
| Units                    | 0                | 0 100            |              |
| Occupancy                | 00               | NONE             | 100          |
| Quality                  | 05               | Quality Level 05 |              |
| DOR CODE                 | 0100             | SINGLE FAMILY    |              |
| MAP NUM                  |                  | MKT AREA         | 04           |
| NEIGHBORHOOD/LOC         | 4068.100         |                  |              |
| AREA TYPE                | TOTAL GROSS AREA | PCT OF BASE      | TOT ADJ AREA |
| BAS                      | 1,041            | 100              | 1,041        |
| FGR                      | 452              | 55               | 249          |
| FOP                      | 57               | 30               | 17           |
| FOP                      | 160              | 30               | 48           |
| FUS                      | 1,333            | 100              | 1,333        |
| STR                      | 44               | 10               | 4            |
| TOTALS                   | 3,087            |                  | 2,692        |
|                          |                  |                  | 291,426      |

| MARKET ADJUSTMENTS |            |           |             |                |                |                 |      |      |      |      |        |
|--------------------|------------|-----------|-------------|----------------|----------------|-----------------|------|------|------|------|--------|
| TYPE               | MDL        | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB             | EYB  | ECON | FNCT | NORM | % COND |
| 1                  | SINGLE FAM | - 100%    | - 2022      |                | 294,370        | 2020            | 2020 | 0    | 0    | 1.00 | 99.00  |
| Heated Area: 2374  |            |           |             |                |                | HX Base Yr 2022 |      |      |      |      |        |



| NASSAU COUNTY PROPERTY    |           |  | PAGE 1 of 1 |
|---------------------------|-----------|--|-------------|
| VALUATION SUMMARY         |           |  | 4           |
| VALUATION BY              |           |  | STANDARD    |
| Tax Group: 4              | Tax Dist: |  |             |
| BUILDING MARKET VALUE     |           |  | 291,426     |
| TOTAL MARKET OB/XF VALUE  |           |  | 3,351       |
| TOTAL LAND VALUE - MARKET |           |  | 75,000      |
| TOTAL MARKET VALUE        |           |  | 369,777     |
| SOH/AGL Deduction         |           |  | 110,435     |
| ASSESSED VALUE            |           |  | 259,342     |
| TOTAL EXEMPTION VALUE     | HX HB     |  | 50,000      |
| BASE TAXABLE VALUE        |           |  | 209,342     |
| TOTAL JUST VALUE          |           |  | 369,777     |
| NCON VALUE                |           |  | 0           |
| INCOME VALUE              |           |  |             |
| PREVIOUS YEAR MKT VALUE   |           |  | 331,312     |

| PERMIT NUM | DESCRIPTION | AMT     | ISSUED     |
|------------|-------------|---------|------------|
| C2005347   | CO ISSUED   | 0       | 12/29/2020 |
| B2005347   | NEW CONSTR  | 318,896 | 08/01/2020 |

| SALES DATA                     |           |           |       |       |        |            |
|--------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number              | DATE      | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 2424/1862                      | 1/06/2021 | SW        | Q     | I     | 01     | 274,100    |
| GRANTOR: RICHMOND AMERICAN HOM |           |           |       |       |        |            |
| GRANTEE: SNOW ERIC K           |           |           |       |       |        |            |
| 2370/0961                      | 6/19/2020 | SW        | Q     | V     | 05     | 650,700    |
| GRANTOR: WOODBRIDGE NASSAU LLC |           |           |       |       |        |            |
| GRANTEE: RICHMOND AMERICAN H   |           |           |       |       |        |            |

| 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              | 0810       | CONCRETE A  | 0       | 100 | 5 | 3     |    |       | 15.00          | SF        | 6.50    | 6.50        | 100 | 2020   | 2020            | 3     | 99 | 97    |  |
| 2              | 0811       | CONCRETE B  | 0       | 100 | 0 | 0     |    |       | 632.00         | SF        | 5.20    | 5.20        | 100 | 2020   | 2020            | 3     | 99 | 3,254 |  |

| BLD DATE |          | LGL DATE   |         |
|----------|----------|------------|---------|
| XF DATE  | INC DATE | LAND DATE  | AG DATE |
|          |          | 05/18/2023 | MLU     |

| BUILDING NOTES   |  |
|--|--|
| BUILDING DIMENSIONS  |  |
| BAS=[YR=2020] W17 FOP2020 = N10 W16 S10 E16\$ W18 S47 E11    |  |
| FOP=[YR=2020] E5 N5 FGR=[YR=2020] E19 N26 W3 S4 W17 S22 E1\$ |  |
| W1 N8 W4 S13\$ N13 E4 N14 E17 N4 E3 N16\$ PTR= E15           |  |
| FUS=[YR=2020] E35 S16 STR=[YR=2020] S4 W11 N4 E11\$ W11 S4   |  |
| E11 S19 W23 S1 W12 N40\$ W15\$.                              |  |

| LAND DESCRIPTION |          |     |                      |     |     |          |       |       |             |           |     |          |        |         |            |                |            |                             |      |         |      |     |    |        |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|----------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| 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                | 000100   | C   | SFR                  | 100 |     | PUD      | 0.00  | 0.00  | 1.00        | LT        |     | 1.00     | 1.00   | 1.00    | 75,000.00  | 75,000.00      | 75,000     |                             |      |         |      |     |    |        |