

| 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              |                        | STANDARD  |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        | Tax Group: 8              |                        | Tax Dist: |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        | BUILDING MARKET VALUE     |                        | 0         |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        | TOTAL MARKET OB/XF VALUE  |                        | 0         |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        | TOTAL LAND VALUE - MARKET |                        | 350,000   |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        | TOTAL MARKET VALUE        |                        | 350,000   |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        | SOH/AGL Deduction         |                        | 130,385   |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        | ASSESSED VALUE            |                        | 219,615   |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        | TOTAL EXEMPTION VALUE     |                        | 0         |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        | BASE TAXABLE VALUE        |                        | 219,615   |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        | TOTAL JUST VALUE          |                        | 350,000   |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        | NCON VALUE                |                        | 0         |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        | INCOME VALUE              |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        | PREVIOUS YEAR MKT VALUE   |                        | 350,000   |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
| DOR CODE                 |                  | 0000        |              | VACANT       |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
| MAP NUM                  |                  |             |              |              | MKT AREA                          |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           | 03                     |           |  |  |  |  |  |  |  |  |
| NEIGHBORHOOD/LOC         |                  | 3035.00     |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
| AREA TYPE                | TOTAL GROSS AREA | PCT OF BASE | YEAR         | TOT ADJ AREA | SUBAREA MARKET VALUE              |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
| TOTALS                   |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
| EXTRA FEATURES           |                  |             |              |              | LEEWARD COVE DR, FERNANDINA BEACH |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
| 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  |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |
|                          |                  |             |              |              |                                   |      |     |           |             |                    |                |           |         |             |      |        |                 |        |                           |                        |           |  |  |  |  |  |  |  |  |