



| BUILDING CHARACTERISTICS |                  |                        |      |              |                      |
|--------------------------|------------------|------------------------|------|--------------|----------------------|
| ELEMENT                  | CD               | CONSTRUCTION           |      |              |                      |
| Exterior Wall            | 25               | MOD METAL 100          |      |              |                      |
| Roof Structure           | 10               | STEEL FRME 100         |      |              |                      |
| Roof Cover               | 12               | MODULAR MT 100         |      |              |                      |
| Interior Wall            | 05               | DRYWALL 100            |      |              |                      |
| Interior Floor           | 03               | CONC FINSH 100         |      |              |                      |
| Ceiling                  | 04               | NONE 100               |      |              |                      |
| Air Condition            | 03               | CENTRAL 100            |      |              |                      |
| Heating Type             | 04               | AIR DUCTED 100         |      |              |                      |
| Fixtures                 |                  | 28 100                 |      |              |                      |
| Frame                    | 05               | STEEL 100              |      |              |                      |
| Story Height             |                  | 12 100                 |      |              |                      |
| RMS                      |                  | 7 100                  |      |              |                      |
| Stories                  | 1.               | 1. 100                 |      |              |                      |
| Units                    |                  | 0 100                  |      |              |                      |
| Occupancy                | 00               | NONE 100               |      |              |                      |
|                          |                  |                        |      |              |                      |
| Quality                  | 03               | Quality Level 03       |      |              |                      |
| DOR CODE                 |                  | 7700CLUBS/LODGES/HALLS |      |              |                      |
| MAP NUM                  |                  | MKT AREA               |      |              | 04                   |
| NEIGHBORHOOD/LOC         | 4051.00          |                        |      |              |                      |
| AREA TYPE                | TOTAL GROSS AREA | PCT OF BASE            | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS                      | 5,700            | 100                    | 2014 | 5,700        | 584,224              |
| FST                      | 833              | 50                     | 2015 | 416          | 42,638               |
| UST                      | 529              | 40                     | 2014 | 212          | 21,729               |
|                          |                  |                        |      |              |                      |
| TOTALS                   | 7,062            |                        |      | 6,328        | 648,592              |

| MARKET ADJUSTMENTS |     |           |             |                |                |      |      |      |      |      |        |
|--------------------|-----|-----------|-------------|----------------|----------------|------|------|------|------|------|--------|
| TYPE               | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT | NORM | % COND |
| 0303               | 04  | 6,328     | 98.9800     | 107.89         | 682,728        | 2014 | 2014 | 0    | 0    | 5.00 | 95.00  |

2 CLUB HOUSE - 0% - 0

Heated Area: 5700

HX Base Yr

49

17

17

49

46

60

60

95

FST  
2015

BAS  
2014

23

23

23

23

UST  
2014

|          |            |    |           |            |
|----------|------------|----|-----------|------------|
| BLD DATE | 02/13/2018 | KK | LGL DATE  |            |
| XF DATE  | 02/13/2018 | KK | LAND DATE | 03/18/2025 |

MLU

**LOYAL ORDER MOOSE NASSAU #2352**  
PO BOX 1073  
YULEE, FL 32041-1073

**42-2N-27-4607-0010-0000**

[illegible]

**LOYAL ORDER MOOSE NASSAU #2352**  
PO BOX 1073  
YULEE, FL 32041-1073

**42-2N-27-4607-0010-0000**

| BUILDING CHARACTERISTICS |  |    |              |  |  |  |  |  |  | MARKET ADJUSTMENTS |     |           |             |                |                |     |     |      |      | NASSAU COUNTY PROPERTY |  |      |        |                   |                           |  |  |  |  | PAGE 3 of 3 |  |  |  | 4 |           |         |
|--------------------------|--|----|--------------|--|--|--|--|--|--|--------------------|-----|-----------|-------------|----------------|----------------|-----|-----|------|------|------------------------|--|------|--------|-------------------|---------------------------|--|--|--|--|-------------|--|--|--|---|-----------|---------|
| ELEMENT                  |  | CD | CONSTRUCTION |  |  |  |  |  |  | TYPE               | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT |                        |  | NORM | % COND | VALUATION SUMMARY |                           |  |  |  |  |             |  |  |  | 4 |           |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   | VALUATION BY              |  |  |  |  |             |  |  |  |   | STANDARD  |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   | Tax Group: 4              |  |  |  |  |             |  |  |  |   | Tax Dist: |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   | BUILDING MARKET VALUE     |  |  |  |  |             |  |  |  |   | 648,592   |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   | TOTAL MARKET OB/XF VALUE  |  |  |  |  |             |  |  |  |   | 72,004    |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   | TOTAL LAND VALUE - MARKET |  |  |  |  |             |  |  |  |   | 540,260   |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   | TOTAL MARKET VALUE        |  |  |  |  |             |  |  |  |   | 1,260,856 |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   | SOH/AGL Deduction         |  |  |  |  |             |  |  |  |   | 431,442   |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   | ASSESSED VALUE            |  |  |  |  |             |  |  |  |   | 829,414   |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   | TOTAL EXEMPTION VALUE     |  |  |  |  |             |  |  |  |   | 33        | 829,414 |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   | BASE TAXABLE VALUE        |  |  |  |  |             |  |  |  |   | 0         |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   | TOTAL JUST VALUE          |  |  |  |  |             |  |  |  |   | 1,260,856 |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   | NCON VALUE                |  |  |  |  |             |  |  |  |   | 0         |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   | INCOME VALUE              |  |  |  |  |             |  |  |  |   |           |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   | PREVIOUS YEAR MKT VALUE   |  |  |  |  |             |  |  |  |   | 1,121,252 |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   |                           |  |  |  |  |             |  |  |  |   |           |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   |                           |  |  |  |  |             |  |  |  |   |           |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   |                           |  |  |  |  |             |  |  |  |   |           |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   |                           |  |  |  |  |             |  |  |  |   |           |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   |                           |  |  |  |  |             |  |  |  |   |           |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   |                           |  |  |  |  |             |  |  |  |   |           |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   |                           |  |  |  |  |             |  |  |  |   |           |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   |                           |  |  |  |  |             |  |  |  |   |           |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   |                           |  |  |  |  |             |  |  |  |   |           |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   |                           |  |  |  |  |             |  |  |  |   |           |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     |           |             |                |                |     |     |      |      |                        |  |      |        |                   |                           |  |  |  |  |             |  |  |  |   |           |         |
|                          |  |    |              |  |  |  |  |  |  |                    |     | </        |             |                |                |     |     |      |      |                        |  |      |        |                   |                           |  |  |  |  |             |  |  |  |   |           |         |