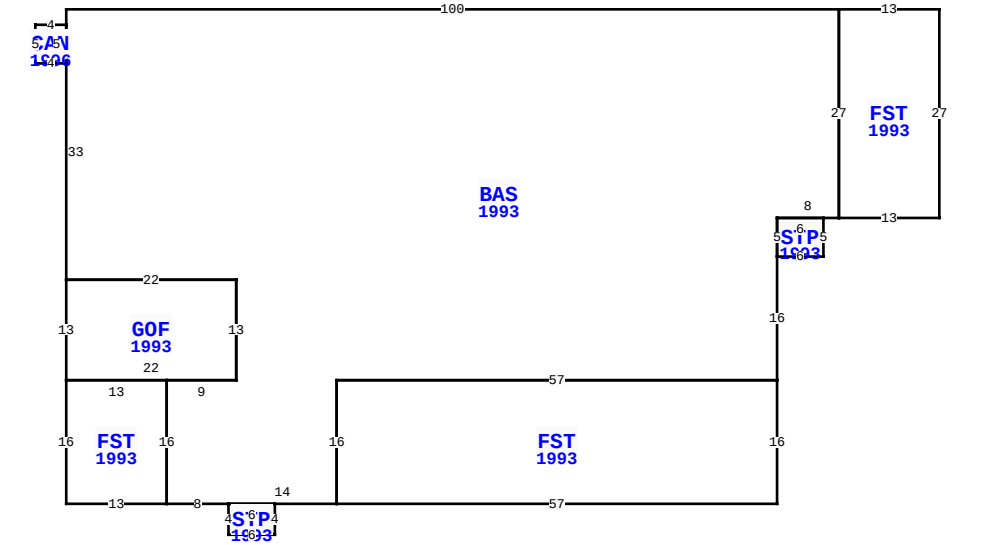


SOUTHERN BELL TEL & TEL CO
C/O BELL SOUTH TELECOMM INC, DBA AT&T FLORIDA
ST LOUIS, MO 63101

00-00-30-0800-0037-0070

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											
Exterior Wall	19	COMMON BRK 80				1701	04	5,760	94.9416	141.70	816,192	1980	2000	0	0	25.00	75.00	STANDARD											
Exterior Wall	17	CB STUCCO 20				1 OFFICE 0% - 0												Heated Area: 4984 HX Base Yr											
Roof Structur	12	REINFO/CON 100																Tax Group: 2 Tax Dist:											
Roof Cover	04	BUILT-UP 100																BUILDING MARKET VALUE 612,144											
Interior Wall	01	MINIMUM 100																TOTAL MARKET OB/XF VALUE 13,182											
Interior Floo	05	ASPH TILE 100																TOTAL LAND VALUE - MARKET 578,000											
Ceiling	02	F.NOT SUS 100																TOTAL MARKET VALUE 1,203,326											
Air Condition	03	CENTRAL 100																SOH/AGL Deduction 458,077											
Heating Type	04	AIR DUCTED 100																ASSESSED VALUE 745,249											
Fixtures	3	100																TOTAL EXEMPTION VALUE 0											
Frame	03	MASONRY 100																BASE TAXABLE VALUE 745,249											
Story Height		16 100																TOTAL JUST VALUE 1,203,326											
RMS		8 100				NCON VALUE 0																							
Stories	1.	1. 100				INCOME VALUE																							
Units		0 100				PREVIOUS YEAR MKT VALUE 677,499																							
BUD8 Adjustme	05	DIST 1A 100																											
Occupancy	00	NONE 100																											
Quality	04	Quality Level 04																											
DOR CODE	9100	UTILITIES																											
MAP NUM		MKT AREA		01																									
NEIGHBORHOOD/LOC	2004.00																												
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																								
BAS	4,698	100	1993	4,698	499,280																								
CAN	20	30	1996	6	638																								
FST	208	50	1993	104	11,053																								
FST	351	50	1993	176	18,704																								
FST	912	50	1993	456	48,461																								
GOF	286	110	1993	315	33,477																								
STP	24	10	1993	2	212																								
STP	30	10	1993	3	319																								
TOTALS	6,529			5,760	612,144																								
EXTRA FEATURES						1910 S 8TH ST, FERNANDINA BEACH										BLD DATE				LGL DATE		05/07/2026		DC					
																XF DATE				LAND DATE									
																INC DATE				AG DATE									
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	0430	CL FNC 6B	0	0	0	33.00	LF	9.70	9.70	100	1980	1980	3	20	64														
2	0810	CONCRETE A	0	0	0	317.00	SF	6.50	6.50	100	1980	1980	3	29	598														
3	0803	ASPHALT C	0	0	0	3,784.00	SF	2.00	2.00	100	1980	1980	3	50	3,784														
4	0424	CL FNC 6'	0	0	0	95.00	LF	20.00	20.00	100	1988	1988	3	23	437														
5	0400	CONC CURB	0	0	0	173.00	LF	15.00	15.00	100	1980	1980	3	42	1,090														
6	0402	CONC BUMPE	0	0	0	5.00	UT	25.00	25.00	100	1980	1980	3	42	53														
7	0810	CONCRETE A	0	0	14	9	126.00	SF	6.50	6.50	100	1992	1992	3	59.5	487													
8	0646	LWN SPRK H	0	0	0	12.00	UT	2.00	2.00	100	1980	1980	3	85	20														
9	0646	LWN SPRK H	0	0	0	3.00	UT	2.00	2.00	100	1997	1997	3	85	5														
10	0819	CONC 12"	0	0	20	11	220.00	SF	4.75	4.75	100	1997	1997	3	70	732													
LAND DESCRIPTION						TOTAL OB/XF										7,270													
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV					
1	009100	C	UTILITY	0	0003	C-2	170.00	170.00	28,900.00	SF		1.00	1.00	1.00	20.00	20.00	578,000												

[illegible]