

THE CINNAMON BEAR GROUP INC/
107 CENTRE ST
FERNANDINA BEACH, FL 32034

00-00-31-1800-0001-0011

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1101	04	3,846	99.3898	176.52	678,896	2000	2000	0	0	25.00	75.00

1 RETAILSTOR 0% - 0 Heated Area: 3830 HX Base Yr

Diagram illustrating the layout of the retail store, showing various rooms and their dimensions. The layout includes a main rectangular area with a vertical corridor on the left. At the top, there are two smaller rectangular areas labeled 'PTO 2000'. Below these, there are two more rectangular areas labeled 'AOF 2000' and 'FF 2000'. The main area is labeled 'BAS 2000'. At the bottom, there are three small rectangular areas labeled 'BAS 2012', 'CAN 2000', and 'BAS 2012'. Dimensions are provided for various segments: 17, 14, 3, 9, 6, 5, 25, 13, 16, 13, 3, 6, 33, 26, 61, 94, 16, 28, 16, 16.

BLD DATE	01/18/2019	KK	LGL DATE	05/01/2020	ML

[illegible]

REVIEW DATE 05/13/2023 BY REA Total Acres: 0.00 Total Land Value: 781,882 Market: 0 Agricultural: 0 Common: 781,882 PRINTED 07/09/2026 BY SYS