

FLORIDA MOTEL INC
777 BRICKELL AVE, SUITE #5009229
MIAMI, FL 33131

02-3N-26-0000-0002-0000

[illegible]



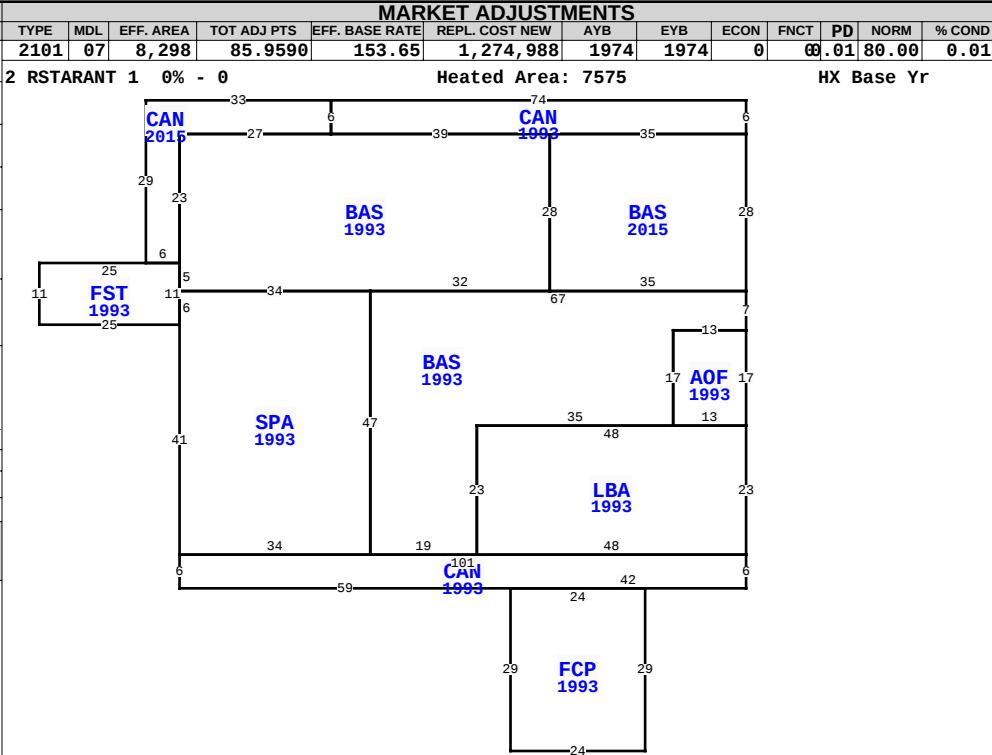
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	17	CB STUCCO 100
Roof Structur	12	REINFO/CON 100
Roof Cover	04	BUILT-UP 100
Interior Wall	05	DRYWALL 60
Interior Wall	08	DECORATIVE 40
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Ceiling	02	F.NOT SUS 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures	17	100
Frame	03	MASONRY 100
Story Height	8	100
RMS	3	100
Units	0	100
BUD8 Adjustme	04	DIST 01 100
Occupancy	00	NONE 100

Quality	02	Quality Level 02
DOR CODE	3900	HOTELS AND MOTELS
MAP NUM		MKT AREA 05
NEIGHBORHOOD/LOC	4001.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
AOF	221	100	1993	221	3
BAS	1,824	100	1993	1,824	28
BAS	1,848	100	1993	1,848	28
BAS	980	100	2015	980	15
CAN	444	30	1993	133	2
CAN	606	30	1993	182	3
CAN	336	30	2015	101	2
FCP	696	20	1993	139	2
FST	275	50	1993	138	2
LBA	1,104	110	1993	1,214	19
TOTALS	9,932			8,298	127

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
11	0443	STK FNC 6'	0	0	0	0	256.00	LF	10.00	10.00	
12	0441	STK FNC 4'	0	0	0	0	52.00	LF	6.50	6.50	
13	1125	CB/STC 6"	0	0	0	0	50.00	SF	7.35	7.35	
14	0940	SHEDS/PORT	0	0	24	12	288.00	SF	31.50	31.50	
15	0940	SHEDS/PORT	0	0	20	20	400.00	SF	30.00	30.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T



** This building has 11 Sub-Areas

852374 US HWY 17, YULEE

BLD DATE	12/03/2021	KK	LGL DATE	
XF DATE			LAND DATE	04/09/2026
INC DATE			AG DATE	DC

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
11	0443	STK FNC 6'	0	0	0	0	256.00	LF	10.00	10.00	100	1983	1983	3	20		1
12	0441	STK FNC 4'	0	0	0	0	52.00	LF	6.50	6.50	100	1983	1983	3	20		1
13	1125	CB/STC 6"	0	0	0	0	50.00	SF	7.35	7.35	100	1983	1983	3	35		1
14	0940	SHEDS/PORT	0	0	24	12	288.00	SF	31.50	31.50	100	1983	1983	3	20		1
15	0940	SHEDS/PORT	0	0	20	20	400.00	SF	30.00	30.00	100	1983	1983	3	20		1

TOTAL OB/XF											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY										PAGE 2 of 2	
VALUATION BY										STANDARD	
Tax Group: 4										Tax Dist:	
BUILDING MARKET VALUE										410	
TOTAL MARKET OB/XF VALUE										15	
TOTAL LAND VALUE - MARKET										590,670	
TOTAL MARKET VALUE										591,095	
SOH/AGL Deduction										101,093	
ASSESSED VALUE										490,002	
TOTAL EXEMPTION VALUE										0	
BASE TAXABLE VALUE										490,002	
TOTAL JUST VALUE										591,095	
NCON VALUE										0	
INCOME VALUE											
PREVIOUS YEAR MKT VALUE										445,456	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA									
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE			
1788/1410	4/17/2012	CT	U	I	18	166,000			
GRANTOR: CLERK OF COURT									
GRANTEE: FLORIDA MOTEL INC									
1088/1581	10/21/2002	WD	Q	I		2,140,000			
GRANTOR: NEW NASSAU HOST INC									
GRANTEE: J A V A LLC									

BUILDING NOTES											

BUILDING DIMENSIONS											
CAN=[YR=1993] W74CAN=[YR=2015] W33 S29 E6 N23 E27 N6 \$ S6											
BAS=[YR=1993] W27 S23FST=[YR=1993] W25 S11 E25 SPA=[YR=1993]											
S41 CAN=[YR=1993] S6 E59 FCP=[YR=1993] S29E24 N29 W24 \$ E42											
N6 LBA=[YR=1993] N23 AOF=[YR=1993] N17 W13 S17 E13 \$ W48 S23											
E48 \$ W101 \$ E34 N47 W34 S6\$ N11 \$ S5 E34 BAS=[YR=1993] S47											
E19 N23 E35 N17 E13 N7 W67\$ E32 N28 W39 \$ E39 BAS=[YR=2015]											
S28 E35 N28 W35 \$ E35 N6 \$.											