

**BALDACCI DAVID F & MICHELLE A**  
2203 ARYNESS DRIVE  
VIENNA, VA 22181

**03-6N-29-00LP-0001-0000**

| 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            |                  | 17          | CB STUCCO 100        |              |                      | 0500                 | 12                                 | 7,365     | 192.0235       | 318.76             | 2,347,667      | 2001        | 2005     |         | 0               |                   | 0          | 10.00                       | 90.00             | VALUATION BY           |                           |         |          |        | STANDARD   |              |      |  |     |  |           |   |            |            |  |  |
| Roof Structure           |                  | 08          | IRREGULAR 100        |              |                      | 1 SFR CUST    0% - 0 |                                    |           |                |                    |                |             |          |         |                 | Heated Area: 5901 |            |                             |                   |                        | HX Base Yr                |         |          |        |            | Tax Group: 5 |      |  |     |  | Tax Dist: |   |            |            |  |  |
| Roof Cover               |                  | 08          | CLAY TILE 100        |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        | BUILDING MARKET VALUE     |         |          |        |            | 2,112,900    |      |  |     |  |           |   |            |            |  |  |
| Interior Wall            |                  | 05          | DRYWALL 100          |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        | TOTAL MARKET OB/XF VALUE  |         |          |        |            | 53,960       |      |  |     |  |           |   |            |            |  |  |
| Interior Floor           |                  | 14          | CARPET 70            |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        | TOTAL LAND VALUE - MARKET |         |          |        |            | 800,000      |      |  |     |  |           |   |            |            |  |  |
| Interior Floor           |                  | 11          | CLAY TILE 30         |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        | TOTAL MARKET VALUE        |         |          |        |            | 2,966,860    |      |  |     |  |           |   |            |            |  |  |
| Air Condition            |                  | 03          | CENTRAL 100          |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        | SOH/AGL Deduction         |         |          |        |            | 506,365      |      |  |     |  |           |   |            |            |  |  |
| Heating Type             |                  | 04          | AIR DUCTED 100       |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        | ASSESSED VALUE            |         |          |        |            | 2,460,495    |      |  |     |  |           |   |            |            |  |  |
| Bedrooms                 |                  |             | 6 100                |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        | TOTAL EXEMPTION VALUE     |         |          |        |            | 0            |      |  |     |  |           |   |            |            |  |  |
| Bathrooms                |                  |             | 5.5 100              |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        | BASE TAXABLE VALUE        |         |          |        |            | 2,460,495    |      |  |     |  |           |   |            |            |  |  |
| Frame                    |                  | 02          | WOOD FRAME 100       |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        | TOTAL JUST VALUE          |         |          |        |            | 2,966,860    |      |  |     |  |           |   |            |            |  |  |
| Stories                  |                  | 2.          | 2. 100               |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        | NCON VALUE                |         |          |        |            | 0            |      |  |     |  |           |   |            |            |  |  |
| Units                    |                  |             | 0 100                |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        | INCOME VALUE              |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        | PREVIOUS YEAR MKT VALUE   |         |          |        |            | 2,796,545    |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
| Quality                  |                  | 03          | Quality Level 03     |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        | PERMIT NUM                |         |          |        |            | DESCRIPTION  |      |  |     |  | AMT       |   | ISSUED     |            |  |  |
| DOR CODE                 |                  | 0100        | SINGLE FAMILY        |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        | B1810477                  |         |          |        |            | KITH/BATH    |      |  |     |  | 60,000    |   | 10/17/2018 |            |  |  |
| MAP NUM                  |                  |             | MKT AREA             |              | 10                   |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           | M014935 |          |        |            |              | H/AC |  |     |  |           | 0 |            | 03/01/2001 |  |  |
| NEIGHBORHOOD/LOC         |                  | 10007.00    |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        | B0007611                  |         |          |        |            | SWIM POOL    |      |  |     |  | 34,000    |   | 10/01/2000 |            |  |  |
| AREA TYPE                | TOTAL GROSS AREA | PCT OF BASE | YEAR                 | TOT ADJ AREA | SUBAREA MARKET VALUE |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        | B0007327                  |         |          |        |            | NEW CONSTR   |      |  |     |  | 400,000   |   | 07/01/2000 |            |  |  |
| BAS                      | 4,209            | 100         | 2001                 | 4,209        | 1,207,495            |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
| FGR                      | 813              | 55          | 2001                 | 447          | 128,237              |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
| FOP                      | 1,862            | 30          | 2001                 | 559          | 160,368              |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
| FUS                      | 1,692            | 100         | 2001                 | 1,692        | 485,408              |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
| UOP                      | 2,291            | 20          | 2001                 | 458          | 131,393              |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
| TOTALS                   |                  | 10,867      |                      |              | 7,365                | 2,112,900            | 18 LONG POINT DR, FERNANDINA BEACH |           |                |                    |                |             |          |         |                 |                   | BLD DATE   |                             |                   |                        |                           |         | LGL DATE |        | 04/23/2026 |              |      |  | MLU |  |           |   |            |            |  |  |
| EXTRA FEATURES           |                  |             |                      |              |                      |                      | XF DATE                            |           |                |                    |                |             | INC DATE |         |                 |                   |            |                             | LAND 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                        | 0504             | FP-ELECTRI  | 0                    | 0            | 0                    | 0                    | 1.00                               | UT        | 2,000.00       | 2,000.00           | 100            | 2001        | 2001     | 3       | 83              | 1,660             |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
| 3                        | 0860             | POOL/SPA    | 0                    | 0            | 0                    | 0                    | 1.00                               | UT        | 60,000.00      | 60,000.00          | 100            | 2001        | 2001     | 05      | 85              | 51,000            |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
| 5                        | 1126             | CB/STC 8"   | 0                    | 0            | 0                    | 0                    | 211.00                             | SF        | 8.00           | 8.00               | 100            | 2001        | 2001     | 3       | 77              | 1,300             |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
| LAND DESCRIPTION         |                  |             |                      |              |                      |                      |                                    |           |                | TOTAL OB/XF        |                |             |          |         |                 |                   |            |                             |                   | 53,960                 |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
| 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                        | 000140           | C           | RES GOLF             | 0            |                      | PUD                  | 0.00                               | 0.00      | 1.00           | LT                 |                | 1.00        | 1.00     | 1.00    | 800,000.00      | 800,000.00        | 800,000    |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |
|                          |                  |             |                      |              |                      |                      |                                    |           |                |                    |                |             |          |         |                 |                   |            |                             |                   |                        |                           |         |          |        |            |              |      |  |     |  |           |   |            |            |  |  |