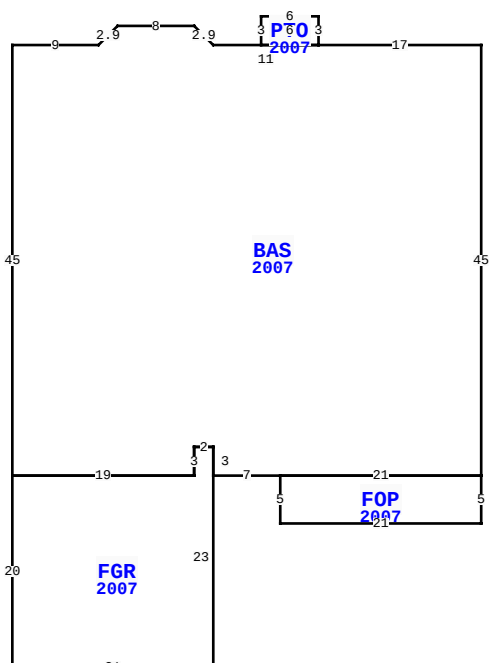


AH4R PROPERTIES LLC
ATTN: PROPERTY TAX DEPARTMENT, 23975 PARK SORRENTO, SUITE 3
CALABASAS, CA 91302

11-2N-26-2051-0099-0000

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		16	WD FR STUC 100		0100	01	2,486	102.7200	107.86	268,140	2007	2007		0	0	9.00	91.00	VALUATION BY		STANDARD													
Roof Structur		03	GABLE/HIP 100		1 SINGLE FAM 0% - 0													Heated Area: 2219		HX Base Yr													
Roof Cover		03	COMP SHNGL 100															BUILDING MARKET VALUE								244,007							
Interior Wall		05	DRYWALL 100															TOTAL MARKET OB/XF VALUE								0							
Interior Floo		14	CARPET 70															TOTAL LAND VALUE - MARKET								54,000							
Interior Floo		08	SHT VINYL 30															TOTAL MARKET VALUE								298,007							
Air Condition		03	CENTRAL 100															SOH/AGL Deduction								0							
Heating Type		04	AIR DUCTED 100															ASSESSED VALUE								298,007							
Bedrooms			3 100															TOTAL EXEMPTION VALUE								0							
Bathrooms			2 100															BASE TAXABLE VALUE								298,007							
Frame		02	WOOD FRAME 100															TOTAL JUST VALUE								298,007							
Stories		1.	1. 100															NCON VALUE								0							
Units		0	0 100		INCOME VALUE																												
Occupancy		00	NONE 100		PREVIOUS YEAR MKT VALUE								296,321																				
Quality		03	Quality Level 03																														
DOR CODE		0100	SINGLE FAMILY																														
MAP NUM			MKT AREA		05																												
NEIGHBORHOOD/LOC		5005.00																															
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																												
BAS	2,219	100	2007	2,219	217,800																												
FGR	426	55	2007	234	22,967																												
FOP	105	30	2007	32	3,141																												
PTO	18	5	2007	1	98																												
TOTALS		2,768			2,486	244,007																											
EXTRA FEATURES					75036 RAVENWOOD DR, YULEE																												
					BLD DATE		02/01/2013		KK		LGL DATE				04/09/2026		MLU																
					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																		