

AMELIA STATE LLC/
9229 W SUNSET BLVD STE 311
WEST HOLLYWOOD, CA 90069

25-2N-28-0000-0002-0440

[illegible]

AMELIA STATE LLC/
9229 W SUNSET BLVD STE 311
WEST HOLLYWOOD, CA 90069

25-2N-28-0000-0002-0440

NASSAU COUNTY PROPERTY					PAGE 2 of 5		4	
VALUATION SUMMARY								
VALUATION BY				DIRECT_CAP				
Tax Group: 4				Tax Dist:				
BUILDING MARKET VALUE				5,015,472				
TOTAL MARKET OB/XF VALUE				0				
TOTAL LAND VALUE - MARKET				0				
TOTAL MARKET VALUE				6,191,941				
SOH/AGL Deduction				2,386,720				
ASSESSED VALUE				3,805,221				
TOTAL EXEMPTION VALUE				0				
BASE TAXABLE VALUE				3,805,221				
TOTAL JUST VALUE				6,191,941				
NCON VALUE				0				
INCOME VALUE				6191941				
PREVIOUS YEAR MKT VALUE				5,651,313				
PERMIT NUM		DESCRIPTION			AMT		ISSUED	
E1427432		REMODEL			0		03/01/2014	
M1419319		H/AC			0		03/01/2014	
P1417256		REMODEL			0		03/01/2014	
B1428408		DEMOLITION			1,000		02/01/2014	
B1328110		S & J LIQUOR			12,000		12/01/2013	
E1327069		REMODEL			0		12/01/2013	
SALES DATA								
OFF RECORD Number		DATE		TYPE INST	Q U	V I	RSN CD	SALE PRICE
1791/1808		5/03/2012		WD	U	I	38	2,200,000
GRANTOR:CRM FLORIDA PROPERTIE								
GRANTEE:AMELIA STATE LLC								
1750/0474		8/08/2011		CT	U	I	18	100
GRANTOR:CLERK OF COURT								
GRANTEE:CRM FLORIDA PROPERT								
BUILDING NOTES								
BUILDING DIMENSIONS								
BAS=[YR=2000;LABEL=96042 + 96046;ORIG=-60,20] S90 E60 N104 W24 N2 W16 S16 W20 \$								
CAN=[YR=2001;ORIG=-60,110] S9 E57 U9R3 W60 \$								
UST=[YR=2000;ORIG=-40,0] W20 S20 E20 N20 \$								
UST=[YR=2000;ORIG=0,0] W40 S4 E16 S2 E24 N6 \$								

AMELIA STATE LLC/
9229 W SUNSET BLVD STE 311
WEST HOLLYWOOD, CA 90069

25-2N-28-0000-0002-0440

BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										NASSAU COUNTY PROPERTY													
CONSTRUCTION										VALUATION SUMMARY										PAGE 3 of 5													
ELEMENT		CD		TYPE		MDL		EFF. AREA		TOT ADJ PTS		EFF. BASE RATE		REPL. COST NEW		AYB		EYB		ECON		FNCT		NORM		% COND		VALUATION BY		DIRECT_CAP			
Exterior Wall		15		CONC BLOCK 80		1602		04		2,829		110.2920		122.42		346,326		2000		2000		0		0		30.00		70.00		Tax Group: 4		Tax Dist:	
Exterior Wall		20		FACE BRICK 20		3		NBHD SHOP		0%		- 0		Heated Area: 2780		HX Base Yr												BUILDING MARKET VALUE		5,015,472			
Roof Structur		09		RIDGE FRME 100																								TOTAL MARKET OB/XF VALUE		0			
Roof Cover		12		MODULAR MT 100																								TOTAL LAND VALUE - MARKET		0			
Interior Wall		05		DRYWALL 100																								TOTAL MARKET VALUE		6,191,941			
Interior Floo		14		CARPET 100																								SOH/AGL Deduction		2,386,720			
Ceiling		01		FIN.SUSPD 100																								ASSESSED VALUE		3,805,221			
Air Condition		03		CENTRAL 100																								TOTAL EXEMPTION VALUE		0			
Heating Type		04		AIR DUCTED 100																								BASE TAXABLE VALUE		3,805,221			
Fixtures				5 100																								TOTAL JUST VALUE		6,191,941			
Frame		03		MASONRY 100																								NCON VALUE		0			
Story Height				14 100																								INCOME VALUE		6191941			
RMS				12 100																								PREVIOUS YEAR MKT VALUE		5,651,313			
Stories		1.		1. 100																													
Units				0 100																													
Occupancy		00		NONE 100																													
Quality		03		Quality Level 03																													
DOR CODE		1600		COMMUNITY SHOPPING																													
MAP NUM				MKT AREA				04																									
NEIGHBORHOOD/LOC		4002.00																															
AREA TYPE		TOTAL GROSS AREA		PCT OF BASE		YEAR		TOT ADJ AREA		SUBAREA MARKET VALUE																							
BAS		2,780		100		2000		2,780		238,230																							
CAN		162		30		2007		49		4,199																							
TOTALS		2,942						2,829		242,428																							
EXTRA FEATURES																																	
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			
21		0462		ST/AL FNC		0 0		0 0		174.00		SF		10.00		10.00		100		2010		2010											

AMELIA STATE LLC/
9229 W SUNSET BLVD STE 311
WEST HOLLYWOOD, CA 90069

25-2N-28-0000-0002-0440

[illegible]

AMELIA STATE LLC/
9229 W SUNSET BLVD STE 311
WEST HOLLYWOOD, CA 90069

2026

25-2N-28-0000-0002-0440

[illegible]