

General Information

<b>Owner</b> VILLAGE CENTER PARTNERS LLC % ORR PARTNERS		<b>Legal Description</b> LAND UNIT C-2 VILLAGE CENTER LAND CONDOMINIUM	
<b>Mailing Address</b> 500 N BROADWAY #201 JERICHO NY 11753		<b>Trade Name</b> CENTRO RETAIL	
<b>Year Built</b> N/A	<b>Units</b> N/A	<b>EU#</b> 2304104A	
<b>Property Class Code</b> 211-Retail strip	<b>Zoning</b> R-6/R-6/C-2/C-2/CP-FBC/CP-FBC	<b>Lot Size</b> 2870	
<b>Neighborhood#</b> 880000	<b>Map Book/Page</b> 073-10	<b>Polygon</b> 23034PCC	
<b>Site Plan</b> N/A	<b>Rezoning</b> N/A	<b>Tax Exempt</b> No	
<b>Mixed Use Property:</b> This property has both residential and commercial use and is assessed and taxed accordingly.			

Assessment History

Effective Date	Change Reason	Land Value	Improvement Value	Total Value
7/1/2024	03- Board of Equalization	\$712,200	\$2,599,300	\$3,311,500
1/1/2024	01- Annual	\$581,800	\$2,599,300	\$3,181,100
1/1/2023	01- Annual	\$712,200	\$2,714,100	\$3,426,300
1/1/2022	01- Annual	\$483,100	\$2,722,000	\$3,205,100
10/1/2021	05- Review	\$581,800	\$2,668,200	\$3,250,000
1/1/2021	01- Annual	\$581,800	\$2,816,500	\$3,398,300

Mixed Use Assessment History

Effective Date	Change Reason	Use	Land Value	Improvement Value	Total Value
8/1/2024	03- Board of Equalization	Comm	\$712,200	\$2,599,300	\$3,311,500
8/1/2024	03- Board of Equalization	Res	\$0	\$0	\$0
1/1/2024	01- Annual	Comm	\$98,700	\$2,599,300	\$2,698,000
1/1/2024	01- Annual	Res	\$483,100	\$0	\$483,100
4/5/2023	05- Review	Comm	\$712,200	\$2,714,100	\$3,426,300
4/5/2023	05- Review	Res	\$0	\$0	\$0
1/1/2023	01- Annual	Comm	\$98,700	\$2,073,200	\$2,171,900
1/1/2023	01- Annual	Res	\$483,100	\$0	\$483,100
1/1/2022	01- Annual	Comm	\$0	\$347,000	\$347,000
1/1/2022	01- Annual	Res	\$483,100	\$2,375,000	\$2,858,100
10/14/2021	05- Review	Comm	\$98,700	\$363,000	\$461,700
10/14/2021	05- Review	Res	\$483,100	\$2,305,200	\$2,788,300
1/1/2021	01- Annual	Comm	\$98,700	\$490,100	\$588,800
1/1/2021	01- Annual	Res	\$483,100	\$2,326,400	\$2,809,500

Property Sales History

Grantee	Sales Date	Sales Price	Sales Code	Deed Book / Page #	Deed Doc ID#
VILLAGE CENTER PARTNERS LLC	9/21/2020	\$0	D-Resub/Declaration	/	20200100024993

Neighborhood 880000 Sales between 7/1/2020 and 12/31/2024

RPC	Address	Sales Date	Sales Price	Sales Code	Deed Book / Page #	Deed Doc ID#
35-004-012	1421 S HAYES ST	7/31/2024	\$0		/	20240100008860
35-005-022	801 15th ST S	7/23/2024	\$104,250,000		/	20240100008791
35-001-019	1201 S EADS ST	5/13/2024	\$113,500,000		/	20240100005874
35-009-008	400 15th ST S	5/6/2024	\$48,500,000		/	20240100005082
35-004-012	1421 S HAYES ST	5/6/2024	\$0		/	20240100005054
35-004-012	1421 S HAYES ST	5/6/2024	\$0	D-Resub/Declaration	/	20240100005053
35-001-028	400 11th ST S	2/21/2024	\$0		/	20240100001778
28-006-054	5105 10th PL S	1/8/2024	\$3,583,700		/	20240100000217
32-001-012	1701 S EDGEWOOD ST	1/2/2024	\$2,400,000		/	20240100000029
27-007-107	4301 16th ST S	12/29/2023	\$0	D-Resub/Declaration	/	20230100014799
27-007-109	4201 S FOUR MILE RUN DR	12/29/2023	\$0	D-Resub/Declaration	/	20230100014799
27-007-108	16th ST S	12/29/2023	\$0	D-Resub/Declaration	/	20230100014799
27-007-110	S FOUR MILE RUN DR	12/27/2023	\$0	D-Resub/Declaration	/	20230100014799
31-001-034	17th ST S	12/5/2023	\$0	5-Not Market Sale	/	20230100014060
24-033-001	129 S COURTHOUSE RD	10/16/2023	\$2,170,000		/	20230100012177
22-010-001	S CARLIN SPRINGS RD	9/22/2023	\$49,525,000	J-Property in 2 Jurisdictions	/	20230100011593
32-006-034	2920 COLUMBIA PIKE	7/24/2023	\$105,000,000	4-Multiple RPCs, Not A Coded S	/	20230100008571
32-006-035	2920 COLUMBIA PIKE	7/24/2023	\$105,000,000	4-Multiple RPCs, Not A Coded S	/	
29-018-003	4510 31st ST S	5/1/2023	\$85,000,000	4-Multiple RPCs, Not A Coded S	/	20230100005457
29-003-009	4501 31st ST S	5/1/2023	\$85,000,000	4-Multiple RPCs, Not A Coded S	/	20230100005457
31-001-034	17th ST S	3/31/2023	\$260,000	L-Land Sale	/	20230100003379
31-001-034	17th ST S	3/31/2023	\$0	2-Sale or Gift to Relative	/	20230100003331
37-027-006	2868 FORT SCOTT DR	3/17/2023	\$5,500,000	5-Not Market Sale	/	20230100002611
38-011-006	2300 25th ST S	12/22/2022	\$20,800,000		/	20220100020932
28-004-212	5500 COLUMBIA PIKE	11/2/2022	\$0	A-Correction Deed	/	20220100018747
35-001-374	1331 S EADS ST	5/17/2022	\$305,200,000	4-Multiple RPCs, Not A Coded S	/	20220100010734
35-001-376	1221 S EADS ST	5/17/2022	\$305,200,000	4-Multiple RPCs, Not A Coded S	/	20220100010734
22-014-403	835 S GREENBRIER ST	4/22/2022	\$0	D-Resub/Declaration	/	20220100007977
22-014-402	855 S GREENBRIER ST	4/22/2022	\$0	D-Resub/Declaration	/	20220100007977
32-001-007	1200 S COURTHOUSE RD	4/19/2022	\$91,500,000		/	20220100007716
36-018-014	550 18TH ST S	2/17/2022	\$0	D-Resub/Declaration	/	20220100003349
36-018-014	550 18TH ST S	2/17/2022	\$0	D-Resub/Declaration	/	20220100003349
35-003-008	1221 S FERN ST	1/20/2022	\$200,500,000	4-Multiple RPCs, Not A Coded S	/	20220100001499

23-034-150 948 S GEORGE MASON DR ARLINGTON VA 22204

35-003-007	1301 S FERN ST	1/20/2022	\$200,500,000	4-Multiple RPCs, Not A Coded S	/	20220100001499
35-003-006	1311 S FERN ST	1/20/2022	\$200,500,000	4-Multiple RPCs, Not A Coded S	/	20220100001499
24-031-015	323 S VEITCH ST	1/14/2022	\$2,200,000		/	20220100001221
27-002-005	4202 12th RD S	12/29/2021	\$425,000,000	4-Multiple RPCs, Not A Coded S	/	20220100000183
27-002-006	4200 13th RD S	12/29/2021	\$425,000,000	4-Multiple RPCs, Not A Coded S	/	20220100000183
27-004-003	4419 S FOUR MILE RUN DR	12/29/2021	\$425,000,000	4-Multiple RPCs, Not A Coded S	/	20220100000183
27-002-004	4200 COLUMBIA PIKE	12/29/2021	\$425,000,000	4-Multiple RPCs, Not A Coded S	/	20220100000183
27-002-010	4301 16th ST S	12/29/2021	\$425,000,000	4-Multiple RPCs, Not A Coded S	/	20220100000183
27-003-001	4501 S FOUR MILE RUN DR	12/29/2021	\$425,000,000	4-Multiple RPCs, Not A Coded S	/	20220100000183
27-007-077	4201 S FOUR MILE RUN DR	12/29/2021	\$425,000,000	4-Multiple RPCs, Not A Coded S	/	20220100000183
27-002-001	1100 S THOMAS ST	12/29/2021	\$425,000,000	4-Multiple RPCs, Not A Coded S	/	20220100000183
25-021-037	1957 COLUMBIA PIKE	12/25/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
25-021-033	COLUMBIA PIKE	12/15/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
25-021-031	911 S SCOTT ST	12/15/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
25-021-032	S SCOTT ST	12/15/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
25-021-038	COLUMBIA PIKE	12/15/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
25-021-039	1941 COLUMBIA PIKE	12/15/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
25-021-040	914 S TAFT ST	12/15/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
25-021-051	S SCOTT ST	12/15/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
25-021-034	COLUMBIA PIKE	12/15/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
25-021-044	COLUMBIA PIKE	12/15/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
25-021-045	COLUMBIA PIKE	12/15/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
25-021-035	COLUMBIA PIKE	12/15/2021	\$110,975,000	4-Multiple RPCs, Not A Coded S	/	20210100040761
34-020-283	2050 S BELL ST	12/2/2021	\$0	D-Resub/Declaration	/	20210100038593
34-020-284	2051 S BELL ST	12/2/2021	\$0	D-Resub/Declaration	/	20210100038593
34-020-282	2050 S BELL ST	11/8/2021	\$0	5-Not Market Sale	/	20210100036390
34-020-282	2050 S BELL ST	10/8/2021	\$0	D-Resub/Declaration	/	20210100031980
34-020-030	320 23rd ST S	9/30/2021	\$0	5-Not Market Sale	/	20210100033009
35-003-003	550 14th RD S	9/29/2021	\$0	F-Multiple RPCs Not Market Sal	/	20210100033057
34-020-253	1515 RICHMOND HWY	9/29/2021	\$0	5-Not Market Sale	/	20210100033020
34-024-457	305 10th ST S	9/29/2021	\$0	5-Not Market Sale	/	20210100033014

**23-034-150 948 S GEORGE MASON DR ARLINGTON VA 22204**

35-003-004	1411 S FERN ST	9/29/2021	\$0	F-Multiple RPCs Not Market Sal	/	20210100033057
35-003-005	1401 S FERN ST	9/29/2021	\$0	F-Multiple RPCs Not Market Sal	/	20210100033057
25-017-098	2301 COLUMBIA PIKE	8/26/2021	\$80,100,000		/	20210100030403
22-004-015	5309 8th RD S	8/13/2021	\$16,500,000		/	20210100028396
33-006-032	1420 S ROLFE ST	7/14/2021	\$2,300,000		/	20210100025193
36-018-019	S EADS ST	5/5/2021	\$6,996,000		/	20210100017424
33-006-032	1420 S ROLFE ST	4/27/2021	\$0	D-Resub/Declaration	/	20210100015463
22-011-159	5551 COLUMBIA PIKE	3/31/2021	\$7,500,000		/	20210100012179
36-018-014	550 18TH ST S	12/31/2020	\$376,600,000		/	20210100000724
37-027-006	2868 FORT SCOTT DR	12/18/2020	\$5,000,000	5-Not Market Sale	/	20200100037236
23-034-149	952 S GEORGE MASON DR	9/21/2020	\$0	D-Resub/Declaration	/	20200100024993
23-034-150	948 S GEORGE MASON DR	9/21/2020	\$0	D-Resub/Declaration	/	20200100024993
23-034-151	925 S GEORGE MASON DR	9/21/2020	\$0	D-Resub/Declaration	/	20200100024993
23-034-152	950 S GEORGE MASON DR	9/21/2020	\$0	D-Resub/Declaration	/	20200100024993
32-001-064	1201 S ROSS ST	9/1/2020	\$0	D-Resub/Declaration	/	20200100022478
32-001-065	1201 S ROSS ST	9/1/2020	\$0	D-Resub/Declaration	/	20200100022478
26-001-112	3400 COLUMBIA PIKE	8/11/2020	\$107,800,000		/	20200100020845
35-001-028	400 11th ST S	7/28/2020	\$0	D-Resub/Declaration	/	20200100018065
34-027-572	RICHMOND HWY	7/16/2020	\$0	D-Resub/Declaration	/	20200100016810

**Properties in Economic Unit # 2304104A**

RPC	Property Address
23-034-149	952 S GEORGE MASON DR
23-034-151	925 S GEORGE MASON DR
23-034-152	950 S GEORGE MASON DR
23-034-150	948 S GEORGE MASON DR

Property Balances

Year	Assessment	Blended Tax Rate	Tax Levied	Stormwater ERU	Stormwater Rate	Stormwater Utility Fee	Total Payment Due	1st Install		2nd Install																																						
								Due	Status	Due	Status																																					
2024	\$3,311,500	1.158	\$38,347.14	0.13	258.00	\$33.54	\$0.00	\$0.00	Paid	\$0.00	Paid																																					
<table border="1"> <thead> <tr> <th>1st Install</th> <th>Tax</th> <th>Stormwater Fee</th> <th>Penalty</th> <th>Interest</th> <th>Fees</th> <th>Total</th> <th>Due date</th> </tr> </thead> <tbody> <tr> <td>Levy</td> <td>\$18,116.63</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$18,116.63</td> <td rowspan="4">6/26/2024</td> </tr> <tr> <td>Payment</td> <td>-\$18,116.63</td> <td>-\$16.77</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>-\$18,133.40</td> </tr> <tr> <td>SW Fee</td> <td>\$0.00</td> <td>\$16.77</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$16.77</td> </tr> <tr> <td>Due</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> </tr> </tbody> </table>												1st Install	Tax	Stormwater Fee	Penalty	Interest	Fees	Total	Due date	Levy	\$18,116.63	\$0.00	\$0.00	\$0.00	\$0.00	\$18,116.63	6/26/2024	Payment	-\$18,116.63	-\$16.77	\$0.00	\$0.00	\$0.00	-\$18,133.40	SW Fee	\$0.00	\$16.77	\$0.00	\$0.00	\$0.00	\$16.77	Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
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2023	\$3,426,300	1.155	\$39,573.74	--	--	--	\$0.00	\$0.00	Paid	\$0.00	Paid																																					
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Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00																																										
2022	\$3,205,100	1.155	\$33,446.26	--	--	--		\$0.00	\$0.00	Paid	\$0.00	Paid																																				
<table border="1"> <thead> <tr> <th>1st Install</th> <th>Tax</th> <th>Stormwater Fee</th> <th>Penalty</th> <th>Interest</th> <th>Fees</th> <th>Total</th> <th>Due date</th> </tr> </thead> <tbody> <tr> <td>Levy</td> <td>\$16,723.13</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$16,723.13</td> <td rowspan="4">6/15/2022</td> </tr> <tr> <td>Payment</td> <td>-\$16,723.13</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>-\$16,723.13</td> </tr> <tr> <td>Due</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> </tr> </tbody> </table>												1st Install	Tax	Stormwater Fee	Penalty	Interest	Fees	Total	Due date	Levy	\$16,723.13	\$0.00	\$0.00	\$0.00	\$0.00	\$16,723.13	6/15/2022	Payment	-\$16,723.13	\$0.00	\$0.00	\$0.00	\$0.00	-\$16,723.13	Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
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<table border="1"> <thead> <tr> <th>2nd Install</th> <th>Tax</th> <th>Stormwater Fee</th> <th>Penalty</th> <th>Interest</th> <th>Fees</th> <th>Total</th> <th>Due date</th> </tr> </thead> <tbody> <tr> <td>Levy</td> <td>\$16,723.13</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$16,723.13</td> <td rowspan="4">10/5/2022</td> </tr> <tr> <td>Payment</td> <td>-\$16,723.13</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>-\$16,723.13</td> </tr> <tr> <td>Due</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> <td>\$0.00</td> </tr> </tbody> </table>												2nd Install	Tax	Stormwater Fee	Penalty	Interest	Fees	Total	Due date	Levy	\$16,723.13	\$0.00	\$0.00	\$0.00	\$0.00	\$16,723.13	10/5/2022	Payment	-\$16,723.13	\$0.00	\$0.00	\$0.00	\$0.00	-\$16,723.13	Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00							
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Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00																																										

**23-034-150 948 S GEORGE MASON DR ARLINGTON VA 22204**

2021 \$3,250,000 1.155 \$35,738.46 -- -- -- \$0.00 \$0.00 Paid \$0.00 Paid

1st Install	Tax	Stormwater Fee	Penalty	Interest	Fees	Total	Due date 6/15/2021
Levy	\$17,869.23	\$0.00	\$0.00	\$0.00	\$0.00	\$17,869.23	
Payment	-\$17,026.06	\$0.00	\$0.00	\$0.00	\$0.00	-\$17,026.06	
Adjustment	-\$843.17	\$0.00	\$0.00	\$0.00	\$0.00	-\$843.17	
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	

2nd Install	Tax	Stormwater Fee	Penalty	Interest	Fees	Total	Due date 10/5/2021
Levy	\$17,869.23	\$0.00	\$0.00	\$0.00	\$0.00	\$17,869.23	
Payment	-\$17,026.06	\$0.00	\$0.00	\$0.00	\$0.00	-\$17,026.06	
Adjustment	-\$843.17	\$0.00	\$0.00	\$0.00	\$0.00	-\$843.17	
Due	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	