PRELIMINARY - SUBJECT TO CHANGE

PALM BEACH COUNTY PROPERTY RECORD CARD

TAX YEAR 2026

LOCATION & OWNER INFORMATION

PARCEL ID	**12-42-46-13-35-001-0010**
NBHD	**426000CM**
PARCEL ADDR	14530 S MILITARY TRL
LEGAL	DELRAY SQUARE 2, TR 1A (LESS W 40 FT MILITARY TRAIL R/W), TR 1B, TR 3 K/A LAKE MGMT & TR 4 (LESS N 5 FT OF W 40 FT MILITARY TRAIL R/W)
TAX DISTRICT	12984
OWNER	**ISRAM DELRAY JV LLC**
ADDRESS	**30 FEDERAL ST** **BOSTON MA 02110-2508**

PALM BEACH COUNTY

1600 PROPERTY USE /SHOPPING CENTER CMMITY

LIVING UNITS: **GIS ACRES: 15.1773**

TOTAL CARDS:6 **AUTOCAD:**

ENTER INFORMATION

TYPE	DATE	E	I	AP
IMP	10-APR-26	3	F	66
INCOME	17-MAR-26	79		
AG				

TOTAL PARCEL

TYPE	VALUE
MASS	21,015,509
OVERRIDE	
INCOME	0
PRIOR YR VAL	20,250,000
BUILDING	9,394,940
OBY's	523,438
LAND	11,097,131
MARKET	21,015,509
AG/NON AG LAND	
AG LAND & IMP	
LAND MKT VAL	0
TOTAL EBA	156,445
LB Ratio (value)	0.53
SOH%	
3I INCOME	

SALES INFORMATION

BOOK	PAGE	DC	QC	S	PRICE	DATE
21955	1529	WD	QC	I	20,500,000	06-JUL-07
QD VER. W/GRANTOR #44 9/17/07						
14816	1906	WD	QC	I	14,325,000	11-FEB-03
QV-#44 VERIFIED WITH GRANTOR & ATTORNEY QM RECD.						

AG INFORMATION

LINE	CA L#	CROP	LUC	ACRES	RATE	CODE	VALUE

TOTAL

PERMIT INFORMATION

PERMIT #	PERMIT DT	TYPE	WHY	STAT	TAXYR	AMOUNT
SIGN-019261-2026	29-AUG-26	I	05	T	2027	3,929
SIGN-019262-2026	29-AUG-26	P	05	O	2027	839
MECC-018174-2026	18-AUG-26	I	05	T	2027	46,746
BLDC-008633-2025	22-APR-26	I	05	O	2027	3,349

NOTES

(GRADE TO 3+ 9/18/07 #44) (UP EYB 2000 SEC A FOR OLLIES 12/22 #73) (DELRAY SQUARE) (CARD 5 PARTIALLY DEMOED 2010) PETN2013-4453, 5/21/2018-OVERALL MASTER SITE PLAN ON FILE PETN2014-2841 FOUR CORNERS - UP TO 30 DU/AC PETN2017-4394, 5/21/2018 - SITE PLAN ON FILE - CHILI'S AT DELRAY SQUARE (MASS: ACTIVE WORK ON CARD 1, PERMITS 7/24 #84) (14590-E1 & 14560-B4 DONE 11/24) PETN2025-4268 PETN2026-2785

OBY INFORMATION

CRD	L#	CODE	YRBLT	EFFYB	YRRMD	WDTH	LGTH	AREA	UNITS	GD	MODCDE		RATE	PC	FC	DEP	FUNC	RSN	ECN	RSN	SOH	VALUE
1	2	WWY	1987			0	0	4,140	1	C			1.30	A	A	25					0	1,346.00
1	3	PAV	1986			0	0	234,429	1	C	6		3.28	A	A	25					0	192,232.00
1	6	PAV	1987			0	0	4,505	1	C	5		3.28	A	A	25					0	3,694.00
1	7	WLL	1987			0	0	340	1	C			14.84	A	A	29					0	1,463.00
3	8	PAV	1986	1990				175,929	1	C	1	6	6.30			25					0	277,088.00
3	9	WWY	1987					1,500	1	C			8.64			25					0	3,240.00
4	1	PAV	1989			0	0	36,302	1	C	5		3.28	A	A	25					0	29,768.00
5	3	PAV	1992			0	0	5,960	1	C	5		3.28	A	A	25					0	4,887.00
5	11	WWY	2010	2010				600	1	C			8.64	A	A	44					0	2,281.00

LAND INFORMATION

L#	LUSE	ZONE	AG	AGLND	TP	CDE	AFF	EFF	DEPTH	SQ FT	ACRES	UNITS	RATE		SIZE	NBHDF	INF	PCT	SOH			VALUE
1	1000	PC			S	SF			0	529,716	12.16	0	20.95	*	529,716	1		0	0			11,096,226.00
NOTES:												FUTURE LAND USE:							REV:	97	A	02-APR-25
2	9500	PC			A	AC			0	131,407	3.02	0	300.00	*	3.02	1		0	0			905.00
NOTES:												FUTURE LAND USE:								97	A	02-APR-25
									TOTAL ACRES	15.1773									TOTAL LAND VALUE		11,097,131.00

LOCATION & OWNER INFORMATION

PARCEL ID	**12-42-46-13-35-001-0010**
NBHD	**426000CM**
PARCEL ADDR	14530 S MILITARY TRL
LEGAL	DELRAY SQUARE 2, TR 1A (LESS W 40 FT MILITARY TRAIL R/W), TR 1B, TR 3 K/A LAKE MGMT & TR 4 (LESS N 5 FT OF W 40 FT MILITARY TRAIL R/W)
TAX DISTRICT	12984
OWNER	**ISRAM DELRAY JV LLC**
ADDRESS	**30 FEDERAL ST** **BOSTON MA 02110-2508**

OBY INFORMATION

CRD	L#	CODE	YRBLT	EFFYB	YRRMD	WDTH	LGTH	AREA	UNITS	GD	MODCDE	RATE	PC	FC	DEP	FUNC	RSN	ECN	RSN	SOH	VALUE
5	12	PAV	2010	2010				3,600	1	C	5	3.28	A	A	63					0	7,439.00
																			OBY VALUE		523,438.00

PRELIMINARY - SUBJECT TO CHANGE

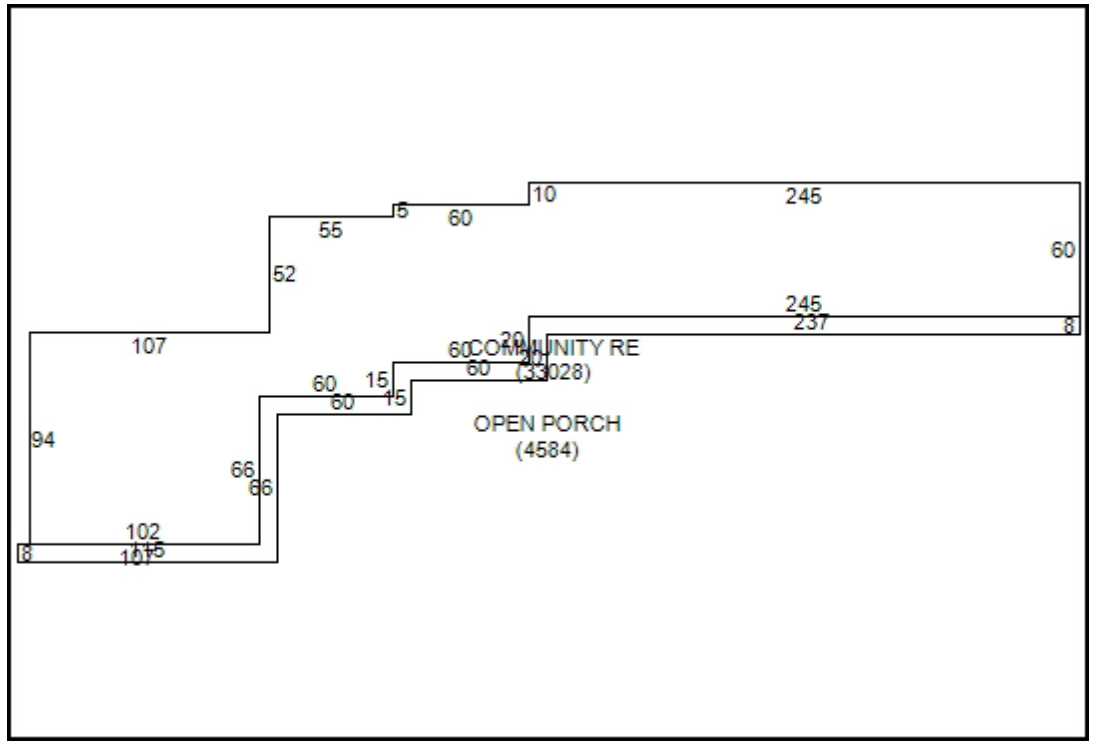
PALM BEACH COUNTY PROPERTY RECORD CARD

TAX YEAR 2026

12-42-46-13-35-001-0010 COMMERCIAL 14530 S MILITARY TRL

SUB-AREA INFORMATION

	LINE	CODE	PCT	SIZE
A	1	325	100	33028
	COMMUNITY RETAIL			
A1	1	FOP		4584
	FINISHED OPEN PORCH			
A2				
A3				
A4				
A5				
A6				
A7				
A8				
A9				
A10				
A11				
A12				
A13				
A14				
A15				
A16				
A17				
	TOTAL SQ FT			37612



VECTOR:

325(A0CU94R107U52R55U5R60U10R245D60L245D20L60D15L60D66L102)
FOP(A1R467U101CD8L237D20L60D15L60D66L115U8R107U66R60U15R60U20R245)

BUILDING INFORMATION

DELRAY SQUARE

1 / 6 SYS CRD# /TOT BLDGS

390	ID 1	COMM SHOPPIN
		C&D
1		NBHD FACTOR
		LEVEL / UNIT TYPE
1	/	UNIT HEIGHT / BLDG HEIGHT
	/	
	/	
	/	
1987	/ 2000	YRBLT / EFFYR
	/	
3+	/	GRADE / CDU
72	/	% GOOD / DEPR TB
		EW1
		EW2
		RS
		RC
		IW1
		IW2
		FT1
		FT2
		MKT_ADJ
		FUNC
		ECON
		SOH%
0		
	33,028	EFF BLDG AREA
		SQ FT LIVING AREA
	33,028	TOTAL EBA

NOTES:

BLDG 001 (#14570,14580+14590;BAYS B1-E12)

BLDG 001 CHILI'S RESTAURANT

L#	COD		LENGTH		WIDTH	EL ST	ID UT	VALUE
1	FOP	FINISHED OPEN PORCH	4584	X	1		1	124,690
1	SS1	SPRINKLER SYS (OPEN) WET	33028	X	1		1	87,520

3,778,430	RCN
2,720,470	RCNLD
2,720,470	ADJRCNLD
1	TOTAL ID UNIT VALUE

LN NO	SE NO	LEVEL FR	LEVEL TO	YR BLT	EFF YB	AREA SIZE	EXTER PERM	USE TYPE	NAME	WA HT	EXTERIOR WALL TYPE	CN TYP	INT FIN	INT PAR	INT HT	INT AC	INT PLB	INT LGT	PHY CND	FNC UT	FNC RSN	FNC %GD	ENC RSN	ENC %GD
1	A	01	01	1987	2000	33028	1256	325	COMMUNITY RETAIL	16	22 STUCCO ON MASONRY	2	100	2	2	2	2	2	3	3				

PRELIMINARY - SUBJECT TO CHANGE

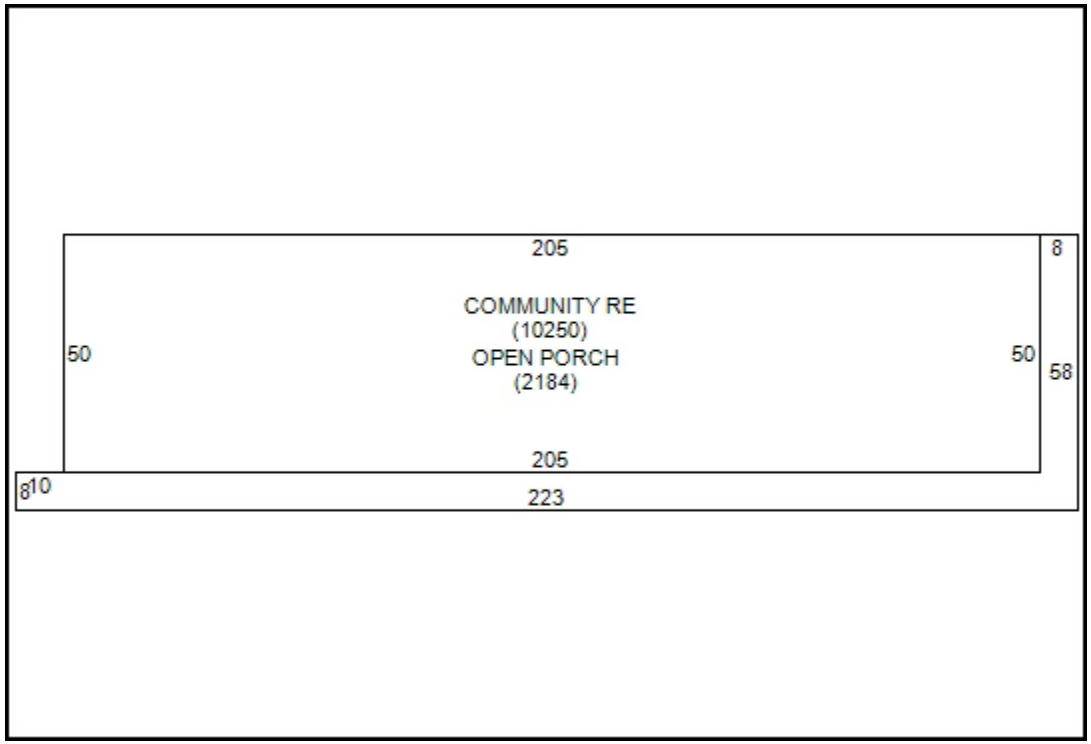
PALM BEACH COUNTY PROPERTY RECORD CARD

TAX YEAR 2026

12-42-46-13-35-001-0010 COMMERCIAL 14530 S MILITARY TRL

SUB-AREA INFORMATION

	LINE	CODE	PCT	SIZE
A	1	325	100	10250
	COMMUNITY RETAIL			
A1	1	FOP		2184
	FINISHED OPEN PORCH			
A2				
A3				
A4				
A5				
A6				
A7				
A8				
A9				
A10				
A11				
A12				
A13				
A14				
A15				
A16				
A17				
	TOTAL SQ FT			12434



VECTOR:

325(A0CL205D50R205U50) FOP(A1L205D50CL10D8R223U58L8D50L205)

BUILDING INFORMATION

2	/	6	SYS CRD# /TOT BLDGS
390	ID	1	COMM SHOPPIN
			C&D
1			NBHD FACTOR
			LEVEL / UNIT TYPE
1	/		UNIT HEIGHT / BLDG HEIGHT
	/		
	/		
	/		
1987	/	2000	YRBLT / EFFYR
	/		
3+	/		GRADE / CDU
72	/		% GOOD / DEPR TB
			EW1
			EW2
			RS
			RC
			IW1
			IW2
			FT1
			FT2
			MKT_ADJ
			FUNC
			ECON
			SOH%
0			
		10,250	EFF BLDG AREA
			SQ FT LIVING AREA
		10,250	TOTAL EBA

NOTES:

BLDG 002 (14530)

L#	COD		LENGTH		WIDTH	EL ST	ID UT	VALUE
1	FOP	FINISHED OPEN PORCH	2184	X	1		1	59,410
1	SS1	SPRINKLER SYS (OPEN) WET	10250	X	1		1	27,160
1	ADR	AUTO DOOR	1	X	1		1	1,000

1,253,450	RCN
902,480	RCNLD
902,480	ADJRCNLD
1	TOTAL ID UNIT VALUE

LN NO	SE NO	LEVEL FR	LEVEL TO	YR BLT	EFF YB	AREA SIZE	EXTER PERM	USE TYPE	NAME	WA HT	EXTERIOR WALL TYPE	CN TYP	INT FIN	INT PAR	INT HT	INT AC	INT PLB	INT LGT	PHY CND	FNC UT	FNC RSN	FNC %GD	ENC RSN	ENC %GD
1	A	01	01	1987	2000	10250	510	325	COMMUNITY RETAIL	16	22 STUCCO ON MASONRY	2	100	2	2	2	2	2	3	3				

PRELIMINARY - SUBJECT TO CHANGE

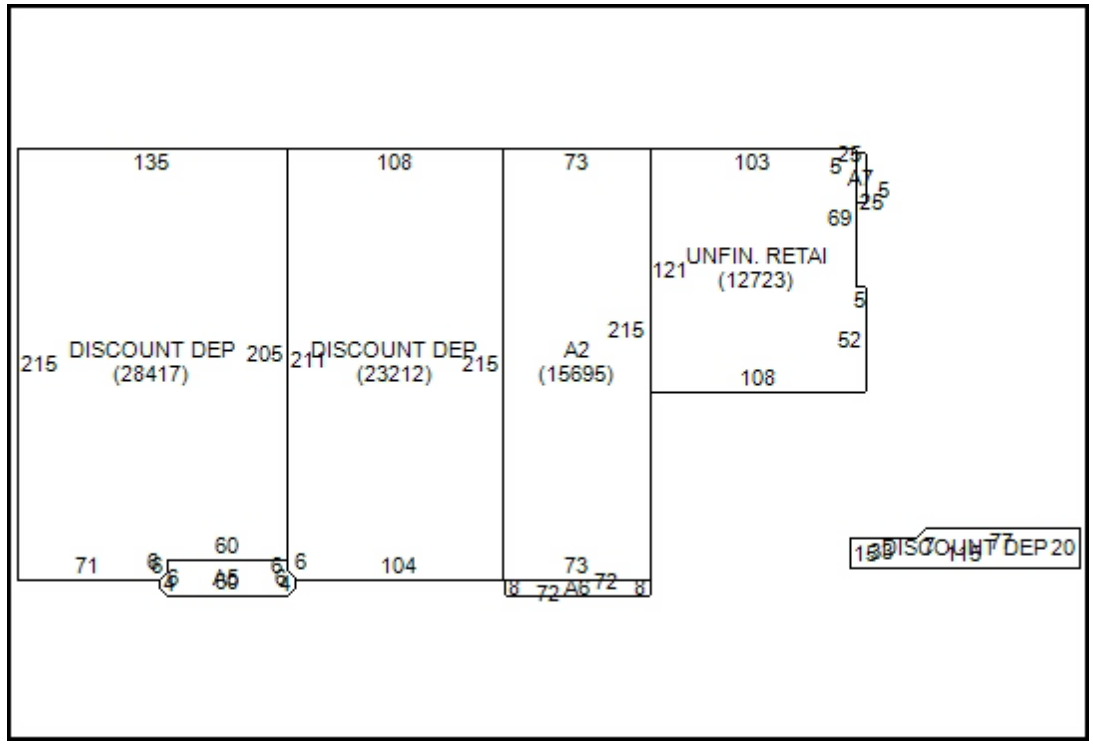
PALM BEACH COUNTY PROPERTY RECORD CARD

TAX YEAR 2026

12-42-46-13-35-001-0010 COMMERCIAL 14530 S MILITARY TRL

SUB-AREA INFORMATION

	LINE	CODE	PCT	SIZE
A	1	350	100	28417
	DISCOUNT DEPARTMENT STORE			
A1	2	350	100	2122
	DISCOUNT DEPARTMENT STORE			
A2	3	442	100	15695
	HEALTH CLUB			
A3	4	350	100	23212
	DISCOUNT DEPARTMENT STORE			
A4	5	301	100	12723
	UNFIN. RETAIL AREA			
A5	5	FOP		125
	FINISHED OPEN PORCH			
A6	4	FOP		576
	FINISHED OPEN PORCH			
A7	1	FOP		1144
	FINISHED OPEN PORCH			
A8				
A9				
A10				
A11				
A12				
A13				
A14				
A15				
A16				
A17				
	TOTAL SQ FT			84014



VECTOR:

350(A0CU215R135D205L60D6VD4L4L71)350(A3R416U21CR33VU5R5R77D20L115U15)442(A2R243U215CR73D215L73U215)350(A1R135U215CR108D215L104VU4L4U211)301(A4R316U215CR103D69R5D52L108U121)FOP(A5R75U10CR60D6VD4R4D4VD4L4L60VU4L4U4VU4R4U6)FOP(A6R316CD8L72U8R72)FOP(A7R419U213CR5D25L5U25)

BUILDING INFORMATION

OLLIES, PF- GYM, BEALLS)

3 / 6 SYS CRD# /TOT BLDGS

360	ID 1	DISCOUNT DEP
		C&D
1		NBHD FACTOR
		LEVEL / UNIT TYPE
1	/	UNIT HEIGHT / BLDG HEIGHT
	/	
	/	
	/	
1986	/ 2000	YRBLT / EFFYR
	/	
3+	/	GRADE / CDU
51.29	/	% GOOD / DEPR TB
		EW1
		EW2
		RS
		RC
		IW1
		IW2
		FT1
		FT2
		MKT_ADJ
		FUNC
		ECON
		SOH%
0		
82,169		EFF BLDG AREA
		SQ FT LIVING AREA
82,169		TOTAL EBA

NOTES:

BLDG 003 OLLIE'S SEC A, PLANET FITNESS SEC "C"., BELLES SEE "D"

L#	COD		LENGTH		WIDTH	EL ST	ID UT	VALUE
1	FOP	FINISHED OPEN PORCH	1144	X	1		1	31,120
1	SS1	SPRINKLER SYS (OPEN) WET	84014	X	1		1	222,640
3	FOP	FINISHED OPEN PORCH	576	X	1		1	15,670
4	FOP	FINISHED OPEN PORCH	125	X	1		1	3,400

5,373,820	RCN
2,756,280	RCNLD
2,756,280	ADJRCNLD
1	TOTAL ID UNIT VALUE

LN NO	SE NO	LEVEL FR	LEVEL TO	YR BLT	EFF YB	AREA SIZE	EXTER PERM	USE TYPE	NAME	WA HT	EXTERIOR WALL TYPE		CN TYP	INT FIN	INT PAR	INT HT	INT AC	INT PLB	INT LGT	PHY CND	FNC UT	FNC RSN	FNC %GD	ENC RSN	ENC %GD
1	A	01	01	1986	2000	28417	493	350	DISCOUNT DEPARTMENT S	22	22	STUCCO ON MASONRY	2	100	2	2	2	2	2	3	3				
2	B	M1	M1	1986	2000	2122	0	350	DISCOUNT DEPARTMENT S	10	22	STUCCO ON MASONRY	2	100	2	2	2	2	2	2	1				
3	C	01	01	1986	2000	15695	232	442	HEALTH CLUB	22	22	STUCCO ON MASONRY	2	100	2	2	2	2	2	3	3				
4	D	01	01	1986	2000	23212	224	350	DISCOUNT DEPARTMENT S	22	22	STUCCO ON MASONRY	2	100	2	2	2	2	2	3	3				
5	E	01	01	1986	1995	12723	337	301	UNFIN. RETAIL AREA	22	22	STUCCO ON MASONRY	2	0	0	0	0	0	0	2	1				

PRELIMINARY - SUBJECT TO CHANGE

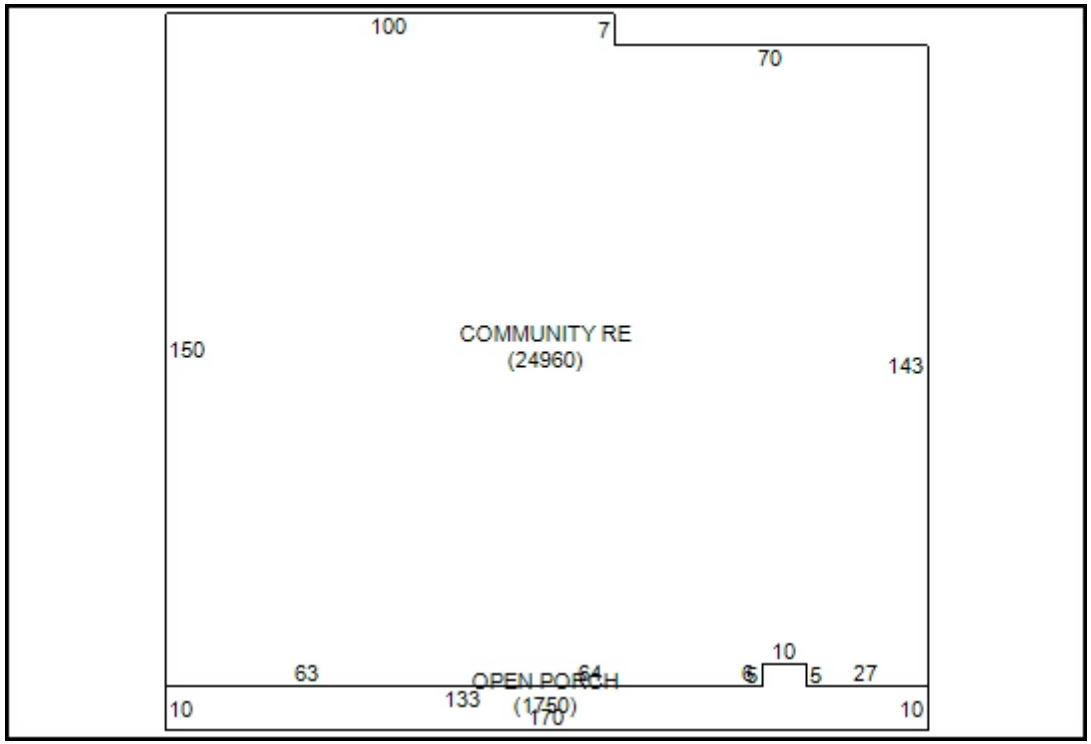
PALM BEACH COUNTY PROPERTY RECORD CARD

TAX YEAR 2026

12-42-46-13-35-001-0010 COMMERCIAL 14530 S MILITARY TRL

SUB-AREA INFORMATION

	LINE	CODE	PCT	SIZE
A	1	325	100	24960
	COMMUNITY RETAIL			
A1	1	FOP		1750
	FINISHED OPEN PORCH			
A2				
A3				
A4				
A5				
A6				
A7				
A8				
A9				
A10				
A11				
A12				
A13				
A14				
A15				
A16				
A17				
	TOTAL SQ FT			26710



VECTOR:

325(A0CL70U7L100D150R63R64R6U5R10D5R27U143) FOP(A100D143CD10L170U10R133U5R10D5R27)

BUILDING INFORMATION

4 / 6		SYS CRD# /TOT BLDGS
390	ID 1	COMM SHOPPIN
		C&D
1		NBHD FACTOR
		LEVEL / UNIT TYPE
1 /		UNIT HEIGHT / BLDG HEIGHT
/		
/		
/		
1990 / 2000		YRBLT / EFFYR
/		
3+ /		GRADE / CDU
72 /		% GOOD / DEPR TB
		EW1
		EW2
		RS
		RC
		IW1
		IW2
		FT1
		FT2
		MKT_ADJ
		FUNC
		ECON
		SOH%
0		
24,960		EFF BLDG AREA
		SQ FT LIVING AREA
24,960		TOTAL EBA

NOTES:

BLDG 004 (14610)

L#	COD		LENGTH		WIDTH	EL ST	ID UT	VALUE
1	FOP	FINISHED OPEN PORCH	1750	X	1		1	47,600
1	SS1	SPRINKLER SYS (OPEN) WET	24960	X	1		1	66,140

2,661,370	RCN
1,916,190	RCNLD
1,916,190	ADJRCNLD
1	TOTAL ID UNIT VALUE

LN NO	SE NO	LEVEL FR	LEVEL TO	YR BLT	EFF YB	AREA SIZE	EXTER PERM	USE TYPE	NAME	WA HT	EXTERIOR WALL TYPE	CN TYP	INT FIN	INT PAR	INT HT	INT AC	INT PLB	INT LGT	PHY CND	FNC UT	FNC RSN	FNC %GD	ENC RSN	ENC %GD
1	A	01	01	1990	2000	24960	650	325	COMMUNITY RETAIL	16	22 STUCCO ON MASONRY	2	100	2	2	2	2	2	3	3				

PRELIMINARY - SUBJECT TO CHANGE

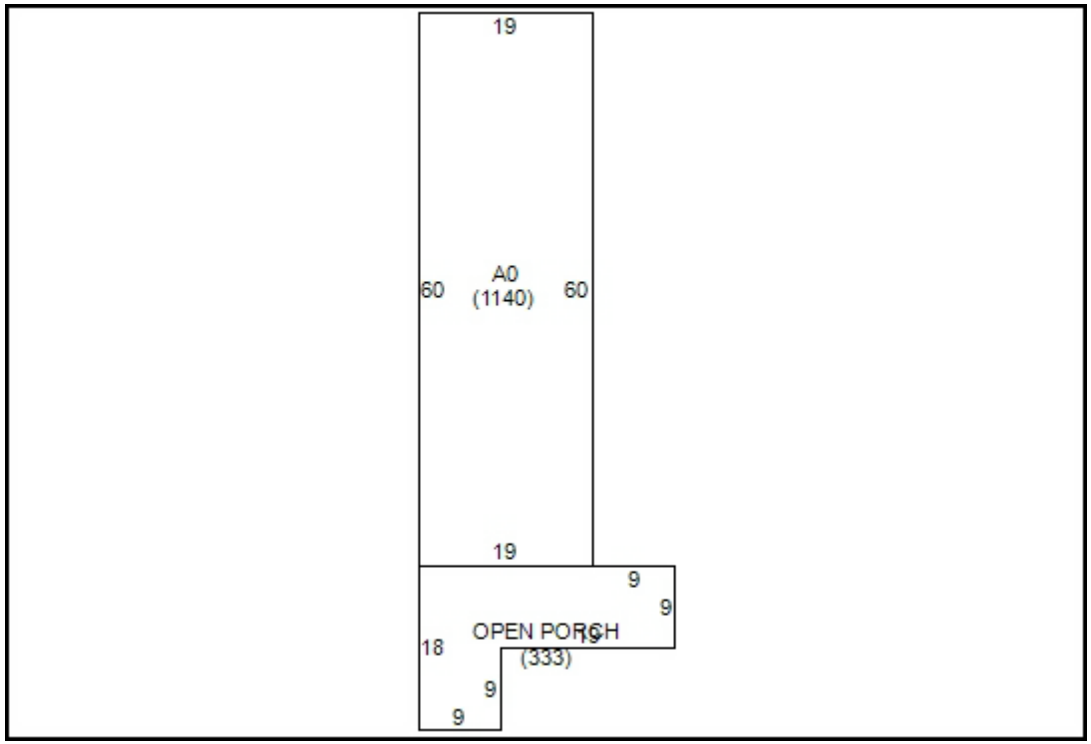
PALM BEACH COUNTY PROPERTY RECORD CARD

TAX YEAR 2026

12-42-46-13-35-001-0010 COMMERCIAL 14530 S MILITARY TRL

SUB-AREA INFORMATION

	LINE	CODE	PCT	SIZE
A	1	325	100	1140
	COMMUNITY RETAIL			
A1	1	FOP		333
	FINISHED OPEN PORCH			
A2				
A3				
A4				
A5				
A6				
A7				
A8				
A9				
A10				
A11				
A12				
A13				
A14				
A15				
A16				
A17				
	TOTAL SQ FT			1473



VECTOR:

325(A0CD60X19) FOP(A1D60CR9D9L19D9L9U18R19)

BUILDING INFORMATION

5 / 6		SYS CRD# /TOT BLDGS
390	ID 1	COMM SHOPPIN
		C&D
1		NBHD FACTOR
		LEVEL / UNIT TYPE
1 /		UNIT HEIGHT / BLDG HEIGHT
/		
/		
/		
1989 /	2000	YRBLT / EFFYR
/		
3+ /		GRADE / CDU
63 /		% GOOD / DEPR TB
		EW1
		EW2
		RS
		RC
		IW1
		IW2
		FT1
		FT2
		MKT_ADJ
		FUNC
		ECON
		SOH%
0		
1,140		EFF BLDG AREA
		SQ FT LIVING AREA
1,140		TOTAL EBA

NOTES:

BLDG 005 (14600)

L#	COD		LENGTH		WIDTH	EL ST	ID UT	VALUE
1	FOP	FINISHED OPEN PORCH	333	X	1		1	9,060
1	SS1	SPRINKLER SYS (OPEN) WET	1140	X	1		1	3,020

170,580	RCN
107,470	RCNLD
107,470	ADJRCNLD
1	TOTAL ID UNIT VALUE

LN NO	SE NO	LEVEL FR	LEVEL TO	YR BLT	EFF YB	AREA SIZE	EXTER PERM	USE TYPE	NAME	WA HT	EXTERIOR WALL TYPE	CN TYP	INT FIN	INT PAR	INT HT	INT AC	INT PLB	INT LGT	PHY CND	FNC UT	FNC RSN	FNC %GD	ENC RSN	ENC %GD
1	A	01	01	1989	2000	1140	158	325	COMMUNITY RETAIL	14	17 CONCRETE TILT UP	2	100	2	2	2	2	2	2	2				

PRELIMINARY - SUBJECT TO CHANGE

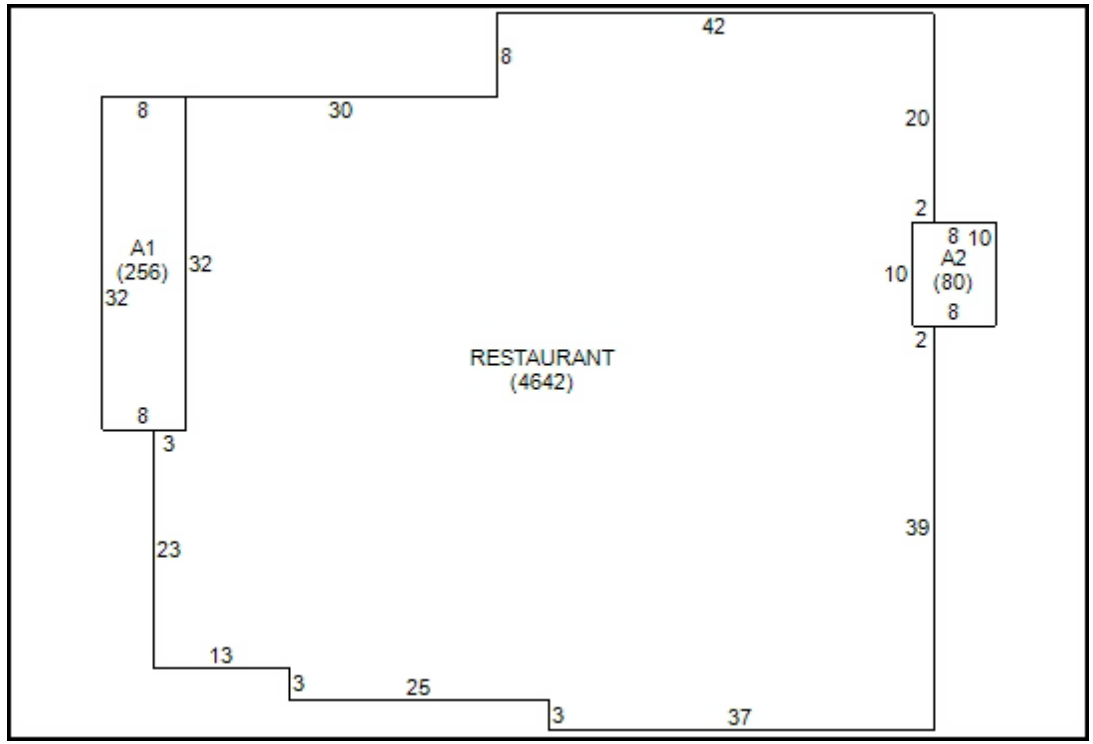
PALM BEACH COUNTY PROPERTY RECORD CARD

TAX YEAR 2026

12-42-46-13-35-001-0010 COMMERCIAL 14530 S MILITARY TRL

SUB-AREA INFORMATION

	LINE	CODE	PCT	SIZE
A	1	540	100	4642
	RESTAURANT			
A1	2	899	100	256
	SUPPORT			
A2	2	FEP		80
	FINISHED ENCL. PORCH			
A3				
A4				
A5				
A6				
A7				
A8				
A9				
A10				
A11				
A12				
A13				
A14				
A15				
A16				
A17				
	TOTAL SQ FT			4978



VECTOR:

540(A0CR30U8R42D20L2D10R2D39L37U3L25U3L13U23R3U32)899(A1CD32L8U32R8) FEP(A2R70D12CR8D10L8U10)

BUILDING INFORMATION

CHILI'S

6 / 6 SYS CRD# /TOT BLDGS

560	ID 1	RESTAURANT
		C&D
1		NBHD FACTOR
		LEVEL / UNIT TYPE
1	/	UNIT HEIGHT / BLDG HEIGHT
	/	
	/	
	/	
2018	/ 2018	YRBLT / EFFYR
	/	
4+	/	GRADE / CDU
90	/	% GOOD / DEPR TB
		EW1
		EW2
		RS
		RC
		IW1
		IW2
		FT1
		FT2
		MKT_ADJ
		FUNC
		ECON
		SOH%
0		
	4,898	EFF BLDG AREA
		SQ FT LIVING AREA
	4,898	TOTAL EBA

NOTES:

L#	COD		LENGTH		WIDTH	EL ST	ID UT	VALUE
1	SS1	SPRINKLER SYS (OPEN) WET	4978	X	1		1	13,190
1	FEP	FINISHED ENCL. PORCH	80	X	1		1	2,870

1,102,280	RCN
992,050	RCNLD
992,050	ADJRCNLD
1	TOTAL ID UNIT VALUE

LN NO	SE NO	LEVEL FR	LEVEL TO	YR BLT	EFF YB	AREA SIZE	EXTER PERM	USE TYPE	NAME	WA HT	EXTERIOR WALL TYPE		CN TYP	INT FIN	INT PAR	INT HT	INT AC	INT PLB	INT LGT	PHY CND	FNC UT	FNC RSN	FNC %GD	ENC RSN	ENC %GD
1	A	01	01	2018	2018	4642	292	540	RESTAURANT	14	22	STUCCO ON MASONRY	2	100	2	2	2	2	2	3	3				
2	B	01	01	2018	2018	256	46	899	SUPPORT	10	22	STUCCO ON MASONRY	2	100	2	2	2	2	2	3	3				