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Special Tax Recapture: None

Account Identifier: Ward - 22 Section - 01 Block - 0683 Lot - 002

**Owner Information**

Owner Name: BANYAN STREET/GAP 1 EAST PRATT  
 OWNER LLC  
 Mailing Address: 1 INDEPENDENT DRIVE STE 1850  
 JACKSONVILLE FL 32202-

Use: COMMERCIAL  
 Principal Residence: NO  
 Deed Reference: /19961/ 0261

**Location & Structure Information**

Premises Address: 1 E PRATT ST  
 BALTIMORE 21202-1128  
 Legal Description: 1.767 ACRES

Map:	Grid:	Parcel:	Neighborhood:	Subdivision:	Section:	Block:	Lot:	Assessment Year:	Plat No:
0022	0000	0000	22000.03	0000	01	0683	002	2024	

Town: None

Primary Structure Built	Above Grade Living Area	Finished Basement Area	Property Land Area	County Use
1977	379,288 SF		76,970 SF	61720

Stories	Basement	Type	Exterior	Quality	Full/Half Bath	Garage	Last Notice of Major Improvements
		OFFICE BUILDING	/	C3			2010

**Value Information**

	Base Value	Value	Phase-in Assessments
		As of	As of
		01/01/2024	07/01/2023
Land:	7,770,800	7,770,800	
Improvements	54,271,700	60,748,100	
Total:	62,042,500	68,518,900	62,042,500
Preferential Land:	0	0	64,201,300

**Transfer Information**

Seller:	Date:	Price:
EAST PRATT STRATEGIC VENTURE LLC	03/05/2018	\$80,100,000
Type: ARMS LENGTH IMPROVED	Deed1: MB /19961/ 0261	Deed2:
GF ONE EAST PRATT STREET, LLC	02/07/2014	\$58,750,000
Type: ARMS LENGTH IMPROVED	Deed1: FMC /15999/ 0210	Deed2:
AMSTAR/PRATT STREET, LLC	11/17/2006	\$20,624,794
Type: ARMS LENGTH IMPROVED	Deed1: FMC /08621/ 00693	Deed2:

**Exemption Information**

Partial Exempt Assessments:	Class	07/01/2023	07/01/2024
County:	000	0.00	
State:	000	0.00	
Municipal:	000	0.00 0.00	0.00 0.00

Special Tax Recapture: None

**Homestead Application Information**

Homestead Application Status: No Application

**Homeowners' Tax Credit Application Information**

Homeowners' Tax Credit Application Status: No Application

Date:

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Special Tax Recapture: None

Account Identifier: Ward - 22 Section - 01 Block - 0683 Lot - 001

**Owner Information**

Owner Name: MAYOR & CITY COUNCIL Use: EXEMPT COMMERCIAL  
 Mailing Address: 200 LIGHT ST Principal Residence: NO  
 BALTIMORE MD 0 Deed Reference:

**Location & Structure Information**

Premises Address: 200 LIGHT ST Legal Description: 0.477 ACRES  
 BALTIMORE 0-0000

Map:	Grid:	Parcel:	Neighborhood:	Subdivision:	Section:	Block:	Lot:	Assessment Year:	Plat No:
0022	0000	0000	22000.03	0000	01	0683	001	2024	Plat Ref:

Town: None

Primary Structure Built	Above Grade Living Area	Finished Basement Area	Property Land Area	County Use
			20,778 SF	76200

Stories	Basement	Type	Exterior	Quality	Full/Half Bath	Garage	Last Notice of Major Improvements
							/

**Value Information**

	Base Value	Value	Phase-in Assessments	
		As of	As of	As of
		01/01/2024	07/01/2023	07/01/2024
Land:	3,116,700	3,116,700		
Improvements	38,600	38,800		
Total:	3,155,300	3,155,500	3,155,300	3,155,367
Preferential Land:	0	0		

**Transfer Information**

Seller:	Date:	Price:
Type:	Deed1:	Deed2:
Seller:	Date:	Price:
Type:	Deed1:	Deed2:
Seller:	Date:	Price:
Type:	Deed1:	Deed2:

**Exemption Information**

Partial Exempt Assessments:	Class	07/01/2023	07/01/2024
County:	560	3,155,300.00	3,155,367.00
State:	560	3,155,300.00	3,155,367.00
Municipal:	560	0.00 0.00	0.00 0.00

Special Tax Recapture: None

**Homestead Application Information**

Homestead Application Status: No Application

**Homeowners' Tax Credit Application Information**

Homeowners' Tax Credit Application Status: No Application

Date: