

Property Description

COM SE COR SEC 8 TH N-0-06-56-E 520.64 FT TH
 N-89-36-57-W 40 FT TO W R/W OF SWIFT RD TH N-0-06-
 56-E 64.82 FT FOR POB TH S-89-58 -59-W 185 FT TH
 Situs: 5666 SWIFT RD SARASOTA 34231

MASTOS SALLY (TEE)
 3120 GULF GATE DR
 SARASOTA, FL 34231-2402

2020

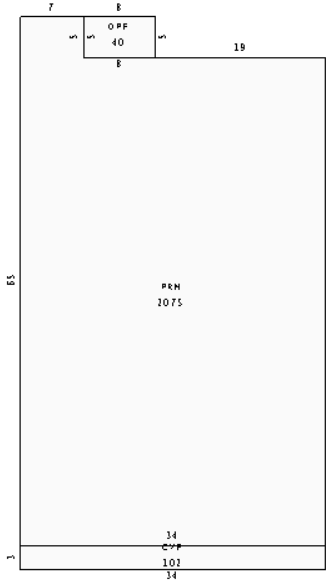
Parcel ID: 0086-09-0002

2100 Restaurant -Full service

| Building Characteristics | | | |
|--------------------------|------------|-----|--------|
| Category | Type | % | Mult. |
| Exterior | STUCCO | 100 | 1.0000 |
| Frame | MASONRY OR | 100 | 1.0000 |
| Heat-Air | HEAT & AIR | 100 | 1.0000 |
| Interior Wall | DRYWALL | 100 | 1.0000 |
| Roof Material | BUILT-UP | 100 | 0.9900 |
| Roof | LOW PITCH | 100 | 0.9800 |
| Floors | CARPET, | 70 | 0.7000 |
| Floors | VINYL OR | 30 | 0.3000 |
| Wall Height | WH | 100 | 0.9500 |
| Size Index | SZ | 100 | 1.0300 |
| Quality Adj. | QA | 100 | 1.0400 |

Total Adjustments 0.9873

| SAR | Area | H | Rate | Cost New |
|-----|-------|---|--------|----------|
| PRM | 2,075 | X | 104.65 | 217,149 |
| CYF | 102 | | 20.52 | 2,093 |
| OPF | 40 | | 20.92 | 837 |



Sketch by Apen Sketch v5 Pro™

Gross Area: 2,217

Net/Living Area: 2,075

Building: 1 of 1

| Category | Units | Cost New |
|--------------------|-------|----------|
| Seats - Restaurant | 44.00 | 0 |
| Bathrooms | 2.00 | 0 |
| Extra Fixtures | 4.00 | 0 |
| Number of Stories | 1.00 | 0 |
| Wall Height | 9.00 | 0 |

| | | |
|------------------------------------|-------------|---------|
| Total Replacement Cost New: | | 220,079 |
| Less Total Depr: | 35.50% | 78,128 |
| Building Value: | | 141,951 |
| Depreciation Adj. | Adj. | |
| Average Condition | | 35.50% |

| Grade | Description | Nbhd Factor | Mkt Area Factor |
|-------|-------------|-------------|-----------------|
| E3 | Commercial | 1.0000 | 0 |

| AYB | EYB | DT | % Good | Last Inspection |
|------|------|----|--------|-----------------|
| 1970 | 1980 | 30 | 64.50% | 05/14/2018 673 |

| # | Instrument | Transfer Date | Consideration | Type | QC | QC Description | V/I | Grantor |
|---|------------|---------------|---------------|------|----|----------------|-----|---------------|
| 1 | 2012004871 | 01/09/2012 | | QC | 11 | Corrective, | I | MASTOS, SALLY |
| 2 | 1550/137 | 12/01/1982 | | NA | 01 | Sale qualified | I | |

| # | Code | Description | B# | Qty | Length | Width | Units | Unit Price | Grade | Cond | AYB | EYB | % Depr | Value | Notes |
|---|------|----------------|----|-----|--------|-------|----------|------------|--------|------|------|------|--------|-------|-------|
| 1 | PAVE | Asphalt paving | 1 | 1 | 0 | 0 | 2,000.00 | 3.625 | AVERAG | AV | 1970 | 1970 | 40.000 | 2,900 | |

| # | Land Type | Land Type Description | Land Use | Units | Unit Type | Base Unit Price | Nbhd Factor | Mkt Factor | Land Influences | | | | | | Adj. Unit Price | Land Value |
|---|-----------|-----------------------|----------|----------|-----------|-----------------|-------------|------------|-----------------|------|--|--|--|--|-----------------|------------|
| 1 | CLND | Commercial Land | 11 | 6,290.00 | SP | 12.25 | 1 | | I2 | 1.00 | | | | | 16.30 | 102,541 |

| Parcel Notes | | | | | | | | | | | | | | | |
|-------------------------------------|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
| HOT DIGGITY DOG LUC CHG 674 6/11 | | | | | | | | | | | | | | | |

| SARASOTA COUNTY PROPERTY APPRAISER | | |
|--|-------------------|-------------------|
| PROPERTY RECORD CARD | | |
| VALUE SUMMARY | CURRENT | PRIOR YEAR |
| Building Value | \$ 145,300 | \$ 141,700 |
| Extra Feature Value | \$ 0 | \$ 2,900 |
| Land Value - Market | \$ 102,500 | \$ 102,500 |
| Land Value - Ag | \$ 0 | \$ 0 |
| TOTAL JUST VALUE | \$ 247,800 | \$ 247,100 |
| Values pertaining to County Assessment | | |
| Assessed Value | \$ 247,800 | \$ 247,100 |
| Exemption Codes | None | None |
| Exemption Amount | \$ 0 | \$ 0 |
| Taxable Value | \$ 247,800 | \$ 247,100 |

| PARCEL DATA | | | | |
|-------------------------|---------------------------|--------|----------|--------|
| Mkt Area | Nbhd | Sub | Lot SqFt | Zoning |
| 205 | 2143.90 | 0000 | 6,290 | CI |
| Sub Name: | NOT PART OF A SUBDIVISION | | | |
| Bldg Type: | Restaurant | | | |
| CONDOMINIUM INFORMATION | | | | |
| Floor # | Total Floors | Unit # | View | |
| | | | | |

| Permit Information | | | |
|--------------------|------------|--------|-----------------|
| Number | Date | Cost | Description |
| 10 | 11/29/2010 | 18,500 | store build out |
| BUP2003- | 10/17/2003 | 1,000 | Replace Meter |