

Property Description
 BEG AT NE COR OF SW 1/4 OF SW 1/4 OF 21-36-19 FOR
 POB TH S 00-20-45 E 782.09 FT TH S 89-12-33 W 200
 FT TH S 00-20-45 E 8.0 FT TH S 89-12-33 W 682.98
 Situs: 7810 KENNEDY LN SARASOTA 34240

MARGUERITE SPANN COOK REVOCABLE TRUST
 C/O BRUCE COOK
 30310 BETTS RD

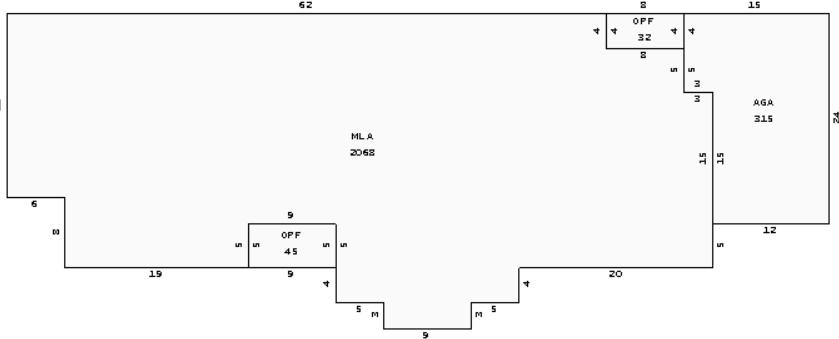
2020

Parcel ID: 0220-00-3101

6610 AG- Citrus Grove

Building Characteristics			
Category	Type	%	Mult.
GulfBay	MAINLAND	100	1.0000
Exterior	STUCCO	100	1.0000
Floors	CARPET,	100	1.0000
Frame	MASONRY OR	100	1.0000
Heat-Air	HEAT & AIR	100	1.0000
Interior Wall	DRYWALL	100	1.0000
Roof Material	ASPHALT OR	100	1.0000
Roof	GABLE	100	0.9900
Floors		0	0.0000
Arch Style	ONE STORY	100	0.0000
Wall Height	WH	100	1.0000
Size Index	SZ	100	1.0000
Quality Adj.	QA	100	1.0000

Total Adjustments				0.9900
SAR	Area	H	Rate	Cost New
MLA	2,068	X	77.07	159,381
AGA	315		26.91	8,477
OPF	45		15.42	694
OPF	32		14.44	462



Gross Area: 2,460 Net/Living Area: 2,068 Building: 1 of 1

Category	Units	Cost New
Bathrooms	2.00	5,000
Living Units	1.00	0
Rooms	10.00	0
Number of Stories	1.00	0
Half Baths	0.00	0
Kitchens	1.00	0
Bedrooms	0.00	0
Wall Height	8.00	0
Extra Fixtures	0.00	0

Total Replacement Cost New:	173,470
Less Total Depr: 46.00%	79,796
Building Value:	93,674
Depreciation Adj. Adj.	
Average Condition	46.00%

#	Instrument	Transfer Date	Consideration	Type	QC	QC Description	V/I	Grantor
1	3002-0440	08/05/1997	\$100	ID	11	Corrective,	I	COOK, E J
2	3002-0437	08/05/1997	\$100	ID	11	Corrective,	I	COOK, MARGUERITE
3	1044/836	05/29/1974	\$50,000	WD	01	Sale qualified	I	THIGPIN EXECUTRIX, VETA

#	Code	Description	B#	Qty	Length	Width	Units	Unit Price	Grade	Cond	AYB	EYB	% Depr	Value	Notes
1	BARN	Barn, single story,	1	1	50	80	4,000.00	23.520	LOW	FR	1976	1976	34.000	31,987	
2	PATI	Patio - concrete or	1	1	50	40	2,000.00	3.604	FAIR	FR	1985	1985	51.887	3,740	

#	Land Type	Land Type Description	Land Use	Units	Unit Type	Base Unit Price	Nbhd Factor	Mkt Factor	Land Influences						Adj. Unit Price	Land Value
									Code	Fact	Code	Fact	Code	Fact		
1	MLND	Main Land	NA	1.00	MA	41,500.00	1								41,500.00	41,500
2	ZZCV	Citrus Grove, Valencia	6610	4.89	CA	0.00	1	1							1,199.98	5,862
3	MLND	Main Land	6610	4.88	MA	41,500.00	1		I2	1.00					41,499.90	202,727

SARASOTA COUNTY PROPERTY APPRAISER
PROPERTY RECORD CARD

VALUE SUMMARY	CURRENT	PRIOR YEAR
Building Value	\$ 93,700	\$ 78,700
Extra Feature Value	\$ 35,700	\$ 31,100
Land Value - Market	\$ 244,200	\$ 229,100
Land Value - Ag	\$ 5,900	\$ 5,900
TOTAL JUST VALUE	\$ 373,600	\$ 338,900
Values pertaining to County Assessment		
Assessed Value	\$ 150,274	\$ 157,402
Exemption Codes	601 910 999	601 910 999
Exemption Amount	\$ 34,424	\$ 33,099
Taxable Value	\$ 115,850	\$ 124,303

PARCEL DATA				
Mkt Area	Nbhd	Sub	Lot SqFt	Zoning
705	6506.00	0000	256,357	OUE

Sub Name:	NOT PART OF A SUBDIVISION
Bldg Type:	Single Family Detached

CONDOMINIUM INFORMATION			
Floor #	Total Floors	Unit #	View

Permit Information			
Number	Date	Cost	Description
12	03/27/2012	9,860	Re-roof; 34

Grade	Description	Nbhd Factor	Mkt Area Factor
30	Res Avg	0.9000	0
AYB	EYB	DT	% Good
1976	1981	10	54.00%
Last Inspection			
03/31/2017		418	

Parcel Notes
 SPLIT TO 0220-00-3102 & 0220-00-3105 FOR 2012