

Property Description

LOTS 20 & 21, BLK 86, SUBJ TO 20 SF BUS STOP ESMT
 TO SARASOTA COUNTY AS DESC IN ORI 2011066828,
 VENEZIA PARK SEC OF VENICE
 Situs: 315 NOKOMIS AVE S, VENICE 34285

ROBERT D KRAMER REVOCABLE LIVING TRUST
 355 W VENICE AVE
 VENICE, FL 34285

2018

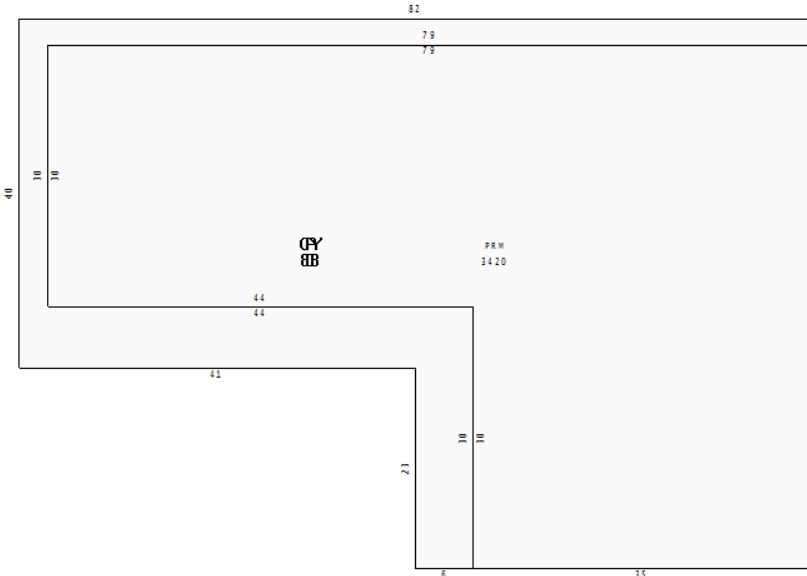
Parcel ID: 0408-14-0001

1910 Medical profess/1 story-1 tenant

Building Characteristics			
Category	Type	%	Mult.
Exterior	BRICK	100	1.0400
Roof	HIP	100	1.0100
Floors	CARPET,	100	1.0000
Heat-Air	HEAT & AIR	100	1.0000
Interior Wall	DRYWALL	100	1.0000
Roof Material	ASPHALT OR	100	1.0000
Frame	WOOD	100	0.9800
Wall Height	WH	100	0.9600
Size Index	SZ	100	1.0000
Quality Adj.	QA	100	1.3000

Total Adjustments 1.2847

SAR	Area	H	Rate	Cost New
PRM	3,420	X	133.61	456,946
CPY	803		40.10	32,200



Gross Area: 4,223 Net/Living Area: 3,420 Building: 1 of 1

Category	Units	Cost New
Bathrooms	5.00	0
Extra Fixtures	20.00	0
Number of Stories	1.00	0
Wall Height	10.00	0

Total Replacement Cost New:	489,146
Less Total Depr: 29.00%	141,852
Building Value:	347,294
Depreciation Adj. Adj.	
Average Condition	29.00%

Grade	Description	Nbhd Factor	Mkt Area Factor
C2	Commercial	1.0000	0

AYB	EYB	DT	% Good	Last Inspection
1981	1990	30	71.00%	5/16/2017 708

#	Instrument	Transfer Date	Consideration	Type	QC	QC Description	V/I	Grantor
1	2016106863	8/24/2016	\$100	WD	11	Corrective,	I	KRAMER ROBERT D
2	1999058597	3/22/1999	\$100	QC	11	Corrective,	I	KRAMER ROBERT D & RITA
3	1327/1799	9/1/1979	\$75,000	NA	01	Sale qualified	I	

#	Code	Description	B#	Qty	Length	Width	Units	Unit Price	Grade	Cond	AYB	EYB	% Depr	Value	Notes
1	PARK	Parking Spaces	1	1	0	0	20.00	0.000	AVERAG		1981	1996	0.000	0	
2	PAVE	Asphalt paving	1	1	0	0	5,000.00	2.596	AVERAG	AV	1981	1990	65.000	8,437	

#	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	1910	100.00	FS	2,870.00	1		Code	Fact	Code	Fact	Code	Fact	2,368.26	236,826

Parcel Notes
 GULF COAST MEDICAL GROUP EAR, NOSE AND THROAT, HEARCARE AUDIOLOGY CENTER

**SARASOTA COUNTY PROPERTY APPRAISER
 PROPERTY RECORD CARD**

VALUE SUMMARY	CURRENT	PRIOR YEAR
Building Value	\$ 347,300	\$ 325,600
Extra Feature Value	\$ 8,400	\$ 8,600
Land Value - Market	\$ 236,800	\$ 230,100
Land Value - Ag	\$ 0	\$ 0
TOTAL JUST VALUE	\$ 592,500	\$ 564,300

Values pertaining to County Assessment		
Assessed Value	\$ 592,500	\$ 564,300
Exemption Codes	None	None
Exemption Amount	\$ 0	\$ 0
Taxable Value	\$ 592,500	\$ 564,300

PARCEL DATA				
Mkt Area	Nbhd	Sub	Lot SqFt	Zoning
202	2125.00	0631	14,000	OPI

Sub Name: VENEZIA PARK SEC OF VENICE
Bldg Type: Medical Office Building

CONDOMINIUM INFORMATION			
Floor #	Total Floors	Unit #	View

Permit Information			
Number	Date	Cost	Description
3700	11/14/2016	4,849	
3518	9/10/2015	7,369	
1129	6/4/2009	3,957	