

**Property Description**  
 COM AT SE COR OF SEC 15 TH N-88- 59-37-W  
 589.28 FT TH N-0-26-26-E TH N-1-15-08-E 106 FT  
 FOR POB TH N-1-15-08-E 260 FT TH  
 Situs: 1270 JACARANDA BLVD VENICE 34292

BANK OF AMERICA  
 CORPORATE REAL ESTATE ASSESSMENTS  
 NC1-001-03-81  
 CHARLOTTE, NC 28255

**2020**

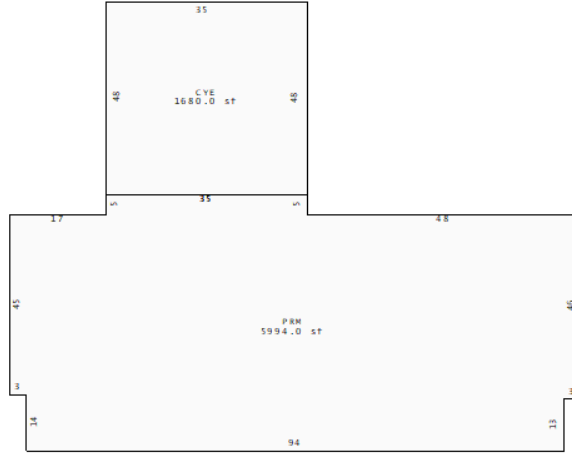
**Parcel ID: 0424-16-0002**

2350 Financial institutions (Retail)

Building Characteristics			
Category	Type	%	Mult.
Exterior	STUCCO	100	1.0000
Fire/Sprinkler	SPRINKLERS	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	WOOD -	80	0.8080
Floors	CARPET,	20	0.2000
Wall Height	WH	100	0.9800
Size Index	SZ	100	0.9900
Quality Adj.	QA	100	1.7000

Total Adjustments 1.6130

SAR	Area	H	Rate	Cost New
PRM	5,994	X	177.43	1,063,515
CYE	1,680		106.46	178,853



Gross Area: 7,674 Net/Living Area: 5,994 Building: 1 of 1

Category	Units	Cost New
Number of Stories	1.00	0
Wall Height	12.00	0

<b>Total Replacement Cost New:</b>	1,242,364
<b>Less Total Depr:</b> 20.00%	248,473
<b>Building Value:</b>	993,891
<b>Depreciation Adj.</b> Adj.	
Average Condition	20.00%

#	Instrument	Transfer Date	Consideration	Type	QC	QC Description	V/I	Grantor
1	2696/1194	12/07/1994	\$100	OT	11	Corrective,	I	JCF PROPERTIES INC
2	2129/1699	06/14/1989	\$500,000	WD	03	Qualified sale	V	

#	Code	Description	B#	Qty	Length	Width	Units	Unit Price	Grade	Cond	AYB	EYB	% Depr	Value	Notes
1	PARK	Parking Spaces		1	1	0	43.00	0.000	AVERAG		1991	1996	0.000	0	
2	PAVE	Asphalt paving		1	1	0	30,000.00	1.950	AVERAG	AV	1991	1991	63.750	37,294	
3	WALL	Concrete block wall		1	1	0	222.00	9.680	AVERAG	AV	1991	1991	63.752	1,370	

#	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	YB	Retail Banks		2350	S	18.00	1		LC	0.85						16.99	905,073

Grade	Description	Nbhd Factor	Mkt Area Factor
B3	Commercial	1.0000	0

AYB	EYB	DT	% Good	Last Inspection
1991	2000	30	80.00%	03/11/2020 403

**Parcel Notes**  
 BANK OF AMERICA, CORNER SIGNALIZED INTERSECTION, IN SHOPPING CENTER ANCHORED BY WINN DIXIE  
 2020: DRIVE THRU NO LONGER IN USE, 2 ATM'S ONLY.

SARASOTA COUNTY PROPERTY APPRAISER		
PROPERTY RECORD CARD		
VALUE SUMMARY	CURRENT	PRIOR YEAR
Building Value	\$ 993,900	\$ 950,900
Extra Feature Value	\$ 38,700	\$ 38,000
Land Value - Market	\$ 905,100	\$ 905,100
Land Value - Ag	\$ 0	\$ 0
<b>TOTAL JUST VALUE</b>	<b>\$ 1,937,700</b>	<b>\$ 1,894,000</b>
Values pertaining to County Assessment		
Assessed Value	\$ 1,937,700	\$ 1,894,000
Exemption Codes	None	None
Exemption Amount	\$ 0	\$ 0
Taxable Value	\$ 1,937,700	\$ 1,894,000

PARCEL DATA				
Mkt Area	Nbhd	Sub	Lot SqFt	Zoning
206	2208.00	0000	53,264	CSC
<b>Sub Name:</b>	NOT PART OF A SUBDIVISION			
<b>Bldg Type:</b>	Bank-Branch			

CONDOMINIUM INFORMATION				
Floor #	Total Floors	Unit #	View	

Permit Information			
Number	Date	Cost	Description
19	12/18/2019	1,700	STRUCTURAL FOR
19	11/19/2019	3,136	SIGN A - FRONT
19	11/19/2019	3,136	SIGN B - LEFT EAST