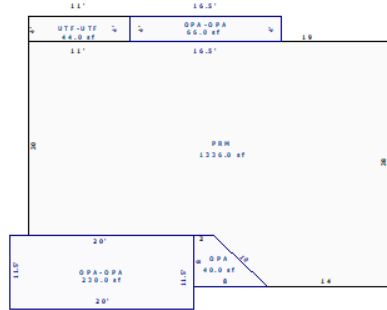


Situs: 2376 FRUITVILLE RD SARASOTA 34237

1700 Office - 1 story/single tenant

Building Characteristics			
Category	Type	%	Mult.
Exterior	WOOD	100	1.0100
Heat-Air	HEAT & AIR	100	1.0000
Interior Wall	DRYWALL	100	1.0000
Roof	GABLE	100	0.9900
Frame	WOOD	100	0.9800
Roof Material	COMPOSITION	100	0.9700
Floors	CERAMIC	50	0.5050
Floors	CARPET,	50	0.5000
Wall Height	WH	100	0.9400
Size Index	SZ	100	1.0700
Quality Adj.	QA	100	1.2500
Total Adjustments			1.2010



SAR	Area	H	Rate	Cost New
PRM	1,336	X	72.06	96,272
OPA	230		18.17	4,179
OPA	66		18.56	1,225
UTF	44		14.75	649
OPA	40		18.02	721

Gross Area: 1,716 Net/Living Area: 1,336 Building: 1 of 1

Category	Units	Cost New
Bathrooms	2.00	0
Extra Fixtures	5.00	0
Number of Stories	1.00	0
Wall Height	8.00	0

Total Replacement Cost New:	103,046
Less Total Depr: 33.00%	34,005
Building Value:	69,041
Depreciation Adj. Adj.	
Average Condition	33.00%

#	Instrument	Transfer Date	Consideration	Type	QC	QC Description	V/I	Grantor
1	2018065589	5/15/2018	\$540,000	WD	05	Qualified -	I	SOUTHERN TRUST ASSETS
2	2015019876	2/18/2015	\$100	TR	11	Corrective,	I	BARBARA J CONSENTINO
3	2005233180	10/12/2005	\$100	WD	X2	Pre-2009	I	COSENTINO THOMAS,
4	1424/1855	2/1/1981		NA	01	Sale qualified	I	

#	Code	Description	B#	Qty	Length	Width	Units	Unit Price	Grade	Cond	AYB	EYB	% Depr	Value	Notes
1	FENC	Fence, chain link 6	1	1	0	0	75.00	19.695	AVERAG	AV	1975	1976	40.010	591	
2	PARK	Parking Spaces	1	1	0	0	14.00	0.000	AVERAG		1952	1953	0.000	0	
3	PAVE	Asphalt paving	1	1	0	0	5,250.00	2.900	AVERAG	AV	1975	2004	81.248	12,370	
4	WALL	Concrete block wall	1	1	6	90	540.00	5.600	LOW	AV	1975	1976	46.263	1,399	

Grade	Description	Nbhd Factor	Mkt Area Factor	
C1	Commercial	1.0000	0	
AYB	EYB	DT	% Good	Last Inspection
1952	1984	30	67.00%	6/11/2019 708

#	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	CLND	Commercial Land	17	10,455.00	S	14.00	1		I2	0.90					15.64	163,520

SARASOTA COUNTY PROPERTY APPRAISER		
PROPERTY RECORD CARD		
VALUE SUMMARY	CURRENT	PRIOR YEAR
Building Value	\$ 69,000	\$ 47,800
Extra Feature Value	\$ 14,400	\$ 6,800
Land Value - Market	\$ 163,500	\$ 163,500
Land Value - Ag	\$ 0	\$ 0
<b>TOTAL JUST VALUE</b>	<b>\$ 246,900</b>	<b>\$ 218,100</b>
Values pertaining to County Assessment		
Assessed Value	\$ 246,900	\$ 218,100
Exemption Codes	None	None
Exemption Amount	\$ 0	\$ 0
Taxable Value	\$ 246,900	\$ 218,100

PARCEL DATA				
Mkt Area	Nbhd	Sub	Lot SqFt	Zoning
204	2144.90	0831	10,455	OPB
Sub Name:	RINGLING BLVD SUB			
Bldg Type:	Office Building			

CONDOMINIUM INFORMATION			
Floor #	Total Floors	Unit #	View

Permit Information			
Number	Date	Cost	Description
20186339	6/26/2018	3,767	SELECTIVE INTERIOR
20134799	7/8/2013	7,500	TEAR OFF NAIL
20121609	1/25/2012	500	ALUMINIM SIGN TO